

## 1 Bedroom Apartment for Sale in Ypsonas, Limassol District

This new under construction 2 bedroom penthouse apartment. Located in a quiet and residential neighbourhood. It's convenient and swiftly developing area. It is found amidst amenities and services with immediate access to the highway, a short drive to the Limassol Mall and the biggest Casino Resort in Europe. (The City of Dreams) The new up and coming golf resort and Lady's Mile Beach. This beautiful building combines sophisticated and modern living with exceptional quality. It is an excellent opportunity both for investment, and as a home.



### Property Info

|                   |           |
|-------------------|-----------|
| Covered Area      | <b>82</b> |
| Floor Number      | <b>2</b>  |
| Energy Efficiency | <b>A+</b> |

### Plot / Area Info

|         |            |
|---------|------------|
| Parking | <b>Yes</b> |
|---------|------------|

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>1408046</b>   |
| Property type    | <b>Apartment</b> |
| Bathrooms        | <b>1</b>         |

### Amenities

### Location

**Location:** Ypsonas

Region: **Limassol**

Coordinates: **34.6884836 / 32.9614103**

## Price: €325 000 + VAT

VAT for this property is **€16,250** or **€61,750**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

|     |                 |                    |                                |                 |             |
|-----|-----------------|--------------------|--------------------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>~€9 600.00</b>              | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 963.00/m<sup>2</sup></b> |                 |             |

## Representative: Century 21

|                            |              |            |                       |
|----------------------------|--------------|------------|-----------------------|
| Registration number        | <b>1141</b>  | Email      | <b>info@c21cy.com</b> |
| License number             | <b>110/E</b> | Legal name | <b>N/A</b>            |
| Phone: <b>+35725267979</b> |              |            |                       |

## Price change history

€325 000 on Mar 23, 2025





