

## 2 Bedroom Apartment for Sale in Limassol - Apostolos Andreas

This is a luxurious boutique residential building. Being situated at the area of Apostolos Andreas, it has great access to the city centre, it is just a five minute drive from the Alpha Mega Supermarket, Jumbo and Starbucks and it is less than a ten minute drive from the new buildings of the Cyprus University of Technology (TEPAK- VEREGGARIA), the Limassol Casino, the Limassol Marina and My Mall.



This beautifully designed project provides its owners a sense of exclusivity and security as it consists of 30 apartments (20 one-bedroom luxury apartments, 10 two-bedroom luxury apartments).

| Property Info          | Plot / Area Info | Additional info |                  |               |
|------------------------|------------------|-----------------|------------------|---------------|
| Covered Area           | <b>104</b>       |                 |                  |               |
| Covered Veranda        | <b>23</b>        |                 | Reference Number | <b>3255</b>   |
| Uncovered Veranda      | <b>3</b>         | Parking         | Covered, Yes     | Property type |
| Floor Number           | <b>4</b>         |                 |                  | Bathrooms     |
| Total Number of Floors | <b>5</b>         |                 |                  | <b>2</b>      |

| Amenities | Location   |                         |
|-----------|--|-------------------------|
| • Parking | <b>Location:</b> Limassol - Apostolos Andreas<br>Coordinates: <b>34.680268596028 / 33.020154386282</b> | Region: <b>Limassol</b> |

## Price: €305 000 + VAT

VAT for this property is **€15,250** or **€57,950**. 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<br>Price per SQM | <b>~€8 800.00</b><br><b>€2 933.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: RealDeal Estates

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>1311</b>  | Email      | <b>info@realdeal.cy</b>                          |
| License number                           | <b>347/E</b> | Legal name | <b>Esperia Estates (Limassol-Paphos) Limited</b> |
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## Price change history

€305 000 on Apr 8, 2025





VAKIS IOAKIM  
ARCHITECTS

