

## 2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

A new luxury building under construction located in the prestigious Ayios Athanasios area. 

This exclusive development features 8 apartments ranging from 2 to 5 bedrooms, each designed with meticulous attention to detail and high-quality finishes.

The flats are designed to prioritize both aesthetics and functionality, featuring premium aluminum windows with double-glazed glass for optimal thermal insulation and energy efficiency, achieving a grade A energy performance rating. This thoughtful integration of cutting-edge materials and energy-conscious design ensures year-round comfort and sustainability. Every element has been carefully selected to elevate your ...

### Property Info

Covered Area

**155**

Furnishing

**Unfurnished**

Heating

**Underfloor Heating, Yes**

Air Conditioning

**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number

**28979**

Property type

**Apartment**

Condition

**Brand New**

Bathrooms

**2**

### Amenities

- Balcony

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

Coordinates: **34.701897 / 33.073863**

## Price: €550 000 + VAT

VAT for this property is **€29,984** or **€104,500**. 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 Price per SQM	<b>None</b> <b>€3 548.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	---	-----------------	-------------

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€525 000 on Apr 10, 2025

€550 000 on Nov 19, 2025



