

## 1 Bedroom Apartment for Sale in Trachoni Lemesou, Limassol District

Surrounded by acres of green fields, this community offers residents the best of both worlds – a countryside location with direct access to all of Limassol’s amenities. Over 75% of the project area is allocated to landscaped gardens with meandering paths and ponds, which surround two large free-form swimming pools, a children’s pool, and a playground. Idyllic surroundings where the benefits of Limassol, Cyprus can be enjoyed to the full.

Each spacious apartment boasts stunning attention to detail, including quality finishes throughout. These properties have been carefully designed to allow you to feel right at home from the very start, making it easy to find the perfect match ...



### Property Info

Covered Area	<b>45</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>29206</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>1</b>

### Amenities

- Gym

### Location

**Location:** Trachoni Lemesou      Region: **Limassol**  
**Coordinates:** **34.65266352 / 32.9610423**

## Price: €234 000 + VAT

VAT for this property is **€11,700** or **€44,460**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 200.00/m²</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

€229 000 on Apr 11, 2025  
 €234 000 on Apr 16, 2025



## THE MASTER PLAN

- 1 Gated Entry
- 2 Resident's Club with:
  - Reception
  - Snack Bar
  - Mini Market
  - Gym
  - Spa (Sauna/Steam & Treatment Rooms)
- 3 2 Adult Pools
- 4 Private Landscaped Gardens and Kids Area
- 5 Tennis Court
- 6 Adjoining Public Green Areas











