

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

Set in the heart of Agios Athanasios, this new boutique residential development offers a fresh perspective on city living. Just five minutes from the Mediterranean Sea, the city center, and Limassol's renowned resort area, this gated community of 19 apartments perfectly balances privacy, comfort, and connectivity. Carefully designed with a modern, minimalist aesthetic, the residences feature spacious interiors, expansive terraces, and select units with panoramic sea views. The development includes a private gym, beautifully landscaped gardens, a communal pool, and a children's playground, creating a peaceful and family-friendly atmosphere. Additional amenities such as cove...



### Property Info

### Plot / Area Info

### Additional info

Covered Area

86

Reference Number

**p67914**

Property type

**Apartment**

Bathrooms

**2**

### Amenities

### Location

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

Coordinates: **34.7131 / 33.0594**

**Price: €400 000 + VAT**

VAT for this property is **€20,000** or **€76,000**. 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>~€12 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 651.00/m<sup>2</sup></b>		

**Representative: Cyprus Sotheby's International Realty**

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**Price change history**

€400 000 on May 15, 2025





