

## 2 Bedroom Apartment for Sale in Nicosia - Agios Ioannis, Limassol District

Modern project located in the heart of Limassol.

### Key Features

Photovoltaic Systems for 2 bedroom  
 Photovoltaic System for common areas  
 AC Split Units in all livable areas  
 Granite Worktops  
 Built-in electric Shutters  
 Mosquito Nets  
 Smart intercom systems  
 Smart Lighting  
 Energy-efficient aluminum frames and windows.  
 Floor to ceiling sliding door wardrobes  
 High quality fixtures from well known manufacturers.

### AVAILABILITY

Apartment 1st floor

Internal area 82,75 sq.m.  
 Covered veranda 14 sq.m.  
 Uncovered veranda 1,30 sq.m.  
 Price 340.000 euro plus VAT

Apartment 2nd floor

Intern...

### Property Info

### Plot / Area Info

### Additional info

Covered Area **97**  
Air Conditioning **Yes**

## Amenities

- Storage room

## Location

**Location:** Nicosia - Agios Ioannis Region: **Limassol**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

Reference Number **57987**  
Property type **Apartment**  
Condition **Under Construction**  
Construction Year **2026**  
Bathrooms **2**

## Price: €340 000 + VAT

VAT for this property is **€17,000** or **€64,600**. 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>€3 505.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€340 000 on May 16, 2025





