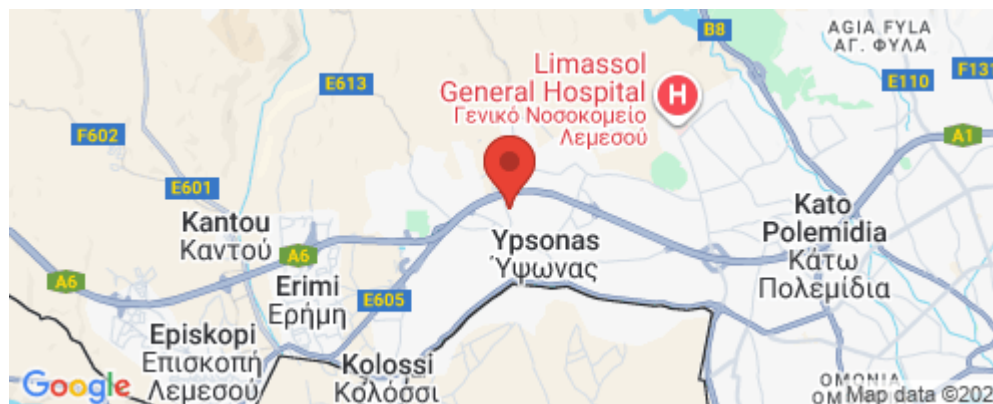


## 2 Bedroom Apartment for Sale in Ypsonas, Limassol District

For sale: Under construction, this modern apartment offers 78 square meters of comfortable living space in a well-designed layout. The property features 2 spacious bedrooms, an open-plan kitchen and living area, and a bathroom. Located on the 1st floor of a three-story building with an elevator, it combines easy access with privacy and security.



Situated in the inviting area of Ypsonas, this apartment is perfect for those seeking a peaceful neighborhood while staying connected. Ypsonas is known for its convenient location, as it is close to the highway and offers quick access to nearby towns and the city. Residents enjoy a range of local amenities including shops, schools, supermar...

### Property Info

|                  |                             |
|------------------|-----------------------------|
| Covered Area     | <b>78</b>                   |
| Heating          | <b>Central Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>       |

### Plot / Area Info

|         |                     |
|---------|---------------------|
| Parking | <b>Covered, Yes</b> |
|---------|---------------------|

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>26384</b>     |
| Property type    | <b>Apartment</b> |
| Condition        | <b>Brand New</b> |

### Amenities

- Guest WC

### Location

**Location:** Ypsonas  
**Coordinates:** **34.694476872917 / 32.954748211429**

**Region:** **Limassol**

## Price: €261 000 + VAT

VAT for this property is **€13,050** or **€49,590**. 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>€3 346.00/m²</b> |                 |             |

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€261 000 on May 23, 2025





