


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

Located on the 1st floor of the prestigious residential development, this modern 2-bedroom apartment offers contemporary living in one of Limassol's most desirable residential areas, on the border of Ayios Athanasios and Mesa Geitonia. 

This is a thoughtfully designed residential project consisting of two elegant apartment buildings surrounded by a beautifully landscaped private park exclusively for residents. The development combines comfort, functionality, and energy-efficient design while offering easy access to the highway, Limassol city centre, schools, retail areas, and major business districts.

This spacious apartment features a practical open-plan layout, bright liv...

### Property Info

Covered Area  
Furnishing  
Heating  
Air Conditioning

**106.5**  
**Unfurnished**  
**Underfloor Heating, Yes**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number **29627**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **2**  
View **City view**

### Amenities

- Balcony

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**  
Coordinates: **34.702715 / 33.047784**

## Price: €391 500 + VAT

VAT for this property is **€19,575** or **€74,385**. 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>€3 693.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€391 500 on May 24, 2025

€407 200 on May 23, 2026

€391 500 on May 28, 2026



