

2 Bedroom Apartment for Sale in Limassol District

Brand new 9 exclusive luxury residences situated in Limassol's prestigious Hi Tech District along Spyrou Kyprianou Avenue. Perfectly positioned within a 15 minute walk from the anticipated new mall and only an 8 minute drive from the beach. This sophisticated boutique development creates the perfect harmony between tranquil living and urban convenience. FEATURES Central location High Rental Demand Modern Surroundings Top Quality Materials Luxury Design Large windows High Ceilings Multiple Hi Tech companies within walking distance 8 minute drive to the beach 6 minute drive to the city center parks and shops 6 minute drive to top private schools

Property Info

Covered Area	75
Floor Number	1
Total Number of Floors	3
Energy Efficiency	A

Plot / Area Info

Additional info

Reference Number	VL48044
Property type	Apartment
Bathrooms	2

Amenities

- Balcony

Location

Region: **Limassol**

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	Excluded	Title transfer fee	~€10 200.00	Common expenses	None
		Price per SQM	€4 533.00/m²		

Representative: Nicolaou Estates

Registration number	693	Email	pnicolaou@nicolaouestates.com
License number	365/E	Legal name	Nicolaou Estates LTD
Phone:			

Price change history

€340 000 on Jun 6, 2025



➤ N STUDIO 35.7 SQM + 13.5 SQM COVERED



➤ N 1.5 BEDROOMS 60 SQM + 10.87 SQM COVERED



