

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

Modern 2-Bedroom Apartment for Sale in Limassol

Location: Near Kolonakiou Street, Limassol, Cyprus

Distance to Sea: 15-minute walk to Dasoudi Beach

Floor: 1st Floor

Delivery Date: End of September 2026

Price: Subject to VAT (19% / 5% based on eligibility)

Key Features:

Prime Location: Quiet residential area near Kolonakiou Street, with easy highway access and close to Sklavenitis Hypermarket

15 minutes walking distance to Dasoudi Beach

Open-plan living & kitchen area with a large panoramic balcony

2 Bedrooms

1 En-suite

1 Guest bathroom with shower

Underfloor heating with water system - ensures continuo...

### Property Info

Covered Area	<b>123</b>
Floor Number	<b>1</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Yes**

### Additional info

Reference Number	<b>237416</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>

### Amenities

- Elevator

### Location

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

## Price: €485 000 + VAT

VAT for this property is **€24,250** or **€92,150**. 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>€3 943.00/m²</b>		

## Representative: MySpace

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License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
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## Price change history

€485 000 on Jun 13, 2025



