


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

For sale is a spacious two-bedroom, two-bathroom apartment with an internal space of 85.7 m<sup>2</sup>, situated on the first floor of a well-maintained, four-story building with elevator access. The apartment is located within a secure, gated complex in the popular Agios Athanasios area. It is unfurnished, offering a blank canvas for you to create your ideal home. 

This apartment provides easy access to the communal swimming pool, perfect for relaxation and leisure. The property boasts energy efficiency class A, ensuring comfortable living with lower utility costs. Residents can also enjoy the peace of mind and added privacy that comes with living in a gated community.

Agios Athanasi...

### Property Info

Covered Area **85.7**  
 Furnishing **Unfurnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Yes**  
 Parking **Covered, Yes**

### Additional info

Reference Number **29953**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **2**

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
 Coordinates: **34.709450219151 / 33.050749393614**

## Price: €581 880 + VAT

VAT for this property is **€29,094** or **€110,557**. 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>~€19 875.20</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 846.00/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

€569 880 on Jun 14, 2025  
 €581 880 on Feb 27, 2026





