


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

Two-bedroom apartment 204, with a living area of 85.8 m<sup>2</sup>, is located on the second floor of a three-storey building in Block A. 

This is a project comprised of two apartment blocks, situated on the boundary between Ayios Athanasios and Mesa Geitonia. The project offers a variety of options for potential buyers set amongst its own private landscaped park. Prospective owners can choose between 1, 2 and 3 bedroom apartments as well as 2 and 3 bedroom penthouses that enjoy their own private roof gardens and a premium set of features. A storage unit is provided on the ground floor level as well as covered parking spaces.

All apartments are built to an industry-standard specificat...

### Property Info

|                        |            |
|------------------------|------------|
| Covered Area           | <b>103</b> |
| Covered Veranda        | <b>17</b>  |
| Floor Number           | <b>2</b>   |
| Total Number of Floors | <b>3</b>   |
| Energy Efficiency      | <b>A</b>   |

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>6882</b>      |
| Property type    | <b>Apartment</b> |
| Bathrooms        | <b>2</b>         |

### Amenities

- Parking

### Location

**Location:** Limassol - Agios Athanasios  
 Coordinates: **34.704143929581 / 33.051145071284**

Region: **Limassol**

## Price: €387 000 + VAT

VAT for this property is **€19,350** or **€73,530**. 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>~€12 080.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 757.00/m<sup>2</sup></b> |                 |             |

## Representative: RealDeal Estates

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>1311</b>  | Email      | <b>info@realdeal.cy</b>                          |
| License number                           | <b>347/E</b> | Legal name | <b>Esperia Estates (Limassol-Paphos) Limited</b> |
| Phone: <b>+35725255505, +35794001333</b> |              |            |  |

## Price change history

€387 000 on Jun 18, 2025





SECOND FLOOR | BLOCK A

