

## 3 Bedroom Apartment for Sale in Limassol - Agios Nektarios

Lovely spacious 3 bedroom apartment with high INVESTMENT POTENTIAL (currently yields a ROI of over 7% p.a.), located in the central area of Ag. Nectarios with easy access to the town, the beach and highway.

**Key Features** 

TWO, nearing parking spots (with the potential of a 3rd one). Both covered & next to the apartment's storage room

Wooden kitchen and doors and granite countertops

Internal area 98 sq.m., covered veranda 12 sq.m.

2 bathrooms

Interior designer touches leading in a smart internal design & layout, taking advantage of every inch of the indoor space providing the feeling of an even larger area

Sliding doors in the living roo...

Property Info	Plot / Area Info	Additional info
		Reference Number <b>58355</b>
		Property type <b>Apartment</b>
Covered Area <b>110</b>		Condition Pre-Owned
		Construction Year 2001-2010
		Bathrooms <b>2</b>

**Amenities** 

Location

Storage room

Location: Limassol - Agios Nektarios Region: Limassol



Price: €405 000 + VAT

VAT for this property is **€20,250** or **€76,950**. 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 ~€12 800.00

Price per SQM €3 682.00/m²

Common expenses None

## **Representative: 1st Class Homes**

Registration number	690	Email	info@1stclass-homes.com
License number	367/E	Legal	KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES
License number	307/E	name	SERVICES LTD

Phone: +35725310243, +35770000889

## **Price change history**

€405 000 on Jun 19, 2025



















