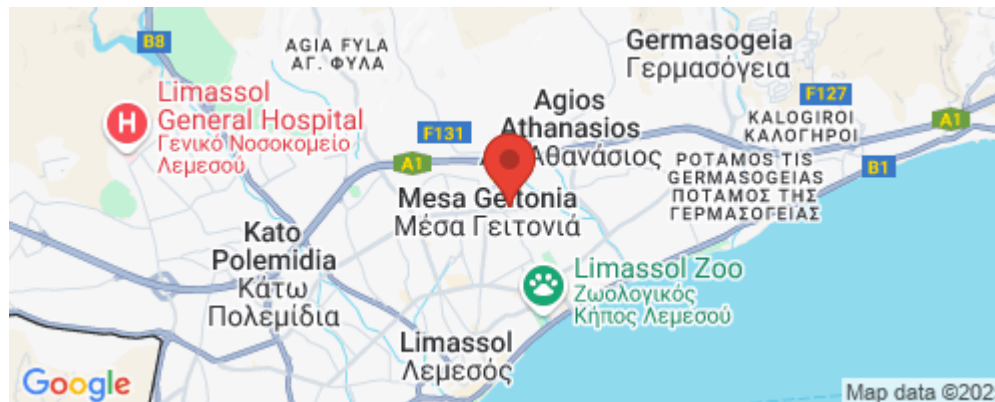


## 2 Bedroom Apartment for Sale in Limassol - Mesa Geitonia

Reference ID: #SA36707 Price details: €350,000 +VAT 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 Covered area: 75 sq.m. Covered veranda: 15 sq.m. PLUS V.A.T



### Property Info

### Plot / Area Info

Covered Area **90**

Floor Number **2**

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>SA36707</b>            |
| Property type     | <b>Apartment</b>          |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2027</b>               |
| Bathrooms         | <b>2</b>                  |

### Amenities

### Location

**Location:** Limassol - Mesa Geitonia

Coordinates: **34.698772009504 / 33.049209884841**

Region: **Limassol**

## Price: €350 000 + VAT

VAT for this property is **€17,500** or **€66,500**. 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>€3 889.00/m<sup>2</sup></b> |                 |             |

## Representative: Smart Assets

|                     |              |            |                                |
|---------------------|--------------|------------|--------------------------------|
| Registration number | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number      | <b>317/E</b> | Legal name | <b>N/A</b>                     |
| Phone: +35777000111 |              |            |                                |

## Price change history

€350 000 on Jun 25, 2025





