

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

Three-bedroom penthouse D13, with an internal area of 124 m<sup>2</sup> and a 53 m<sup>2</sup> roof garden, is located on the fourth floor of a four-storey building. 

Embrace modern city living at a stylish residential complex in the heart of Limassol. Ideally located with easy access to main roads and amenities, it offers 30 elegant 2 and 3-bedroom apartments across two A-rated, energy-efficient buildings. Each unit features expansive verandas and grand sliding doors that welcome natural light. Top-floor apartments include private rooftop gardens, perfect for relaxing or entertaining.

#### Key Features:

- ✓ 15 apartments spread over 4 floors
- ✓ 30 apartments in total across two building...

#### Property Info

Covered Area	<b>172</b>
Covered Veranda	<b>48</b>
Uncovered Veranda	<b>18</b>
Floor Number	<b>4</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>A</b>

#### Plot / Area Info

Pool **Yes**

#### Additional info

Reference Number	<b>7395</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

#### Amenities

- Roof Garden

#### Location

**Location:** Limassol - Agios Nektarios

Region: **Limassol**

Coordinates: **34.691909398214 / 33.048344865695**

## Price: €930 000 + VAT

VAT for this property is **€63,153** or **€176,700**. 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>€5 407.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

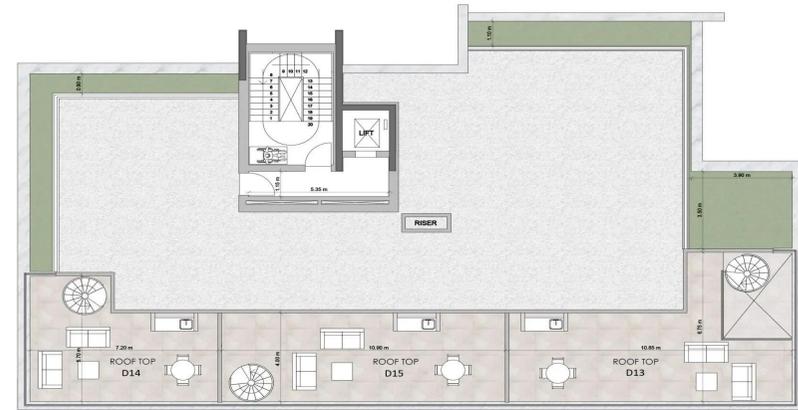
Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€930 000 on Jul 3, 2025







ROOF TOP

A small inset map showing the location of the roof top on the building's floor plan. The roof top is highlighted in a dark grey color, and a north arrow is present to the right of the map.

FOURTH FLOOR

A small inset map showing the location of the fourth floor on the building's floor plan. The fourth floor is highlighted in a dark grey color, and a north arrow is present to the right of the map.