

## 2 Bedroom Apartment for Sale in Limassol - Agia Fyla

Located in the peaceful and well-connected area of Agia Fylaxeos, Limassol, this stylish two-bedroom ground floor apartment is part of a modern residential building comprising only six units. The building spans three levels and has been carefully designed to provide a high standard of living with an emphasis on functionality, natural light, and spatial comfort.



The apartment features an open-plan living and dining area, two well-proportioned bedrooms, a main bathroom, and a guest WC. Thanks to its smart orientation, the property benefits from excellent natural lighting and pleasant outdoor areas, creating a bright and welcoming atmosphere.

Built with clean architectural line...

Property Info		Plot / Area Info		Additional info	
Covered Area	105			Reference Number	7496
Covered Veranda	26	Parking	Covered, Yes	Property type	<b>Apartment</b>
Floor Number	1	Parking	Covered, res	Condition	<b>Under Construction</b>
Total Number of Floors	3			Bathrooms	1

Amenities	Location

• Parking Region: Limassol

Coordinates: 34.717637745418 / 33.021619338739



Price: €280 000 + VAT

VAT for this property is €14,000 or €53,200. 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>	Eveluded	Title transfer fee	None	Common ovnenses	None
	Price per SQM	QM <b>€2 667.00/m</b> <sup>2</sup> Common exp	Common expenses	es <b>None</b>	

## **Representative: RealDeal Estates**

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## **Price change history**

€280 000 on Jul 8, 2025

















