

2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Two-bedroom penthouse 302, with an internal area of 84 m² and a 90 m² roof garden, is located on the sixth floor of a three-storey building.



A modern residential apartment building in the new developing and growing area of Germasogeia, in the District of Limassol, Cyprus.

This project consisting of 21 one- and two-bedroom apartments, featuring a swimming pool and a gym. The development offers sea views, spacious covered balconies, covered parking, storage rooms, and much more.

Features:

- ✓ Energy efficiency category A
- ✓ Outdoor pool with relaxation area
- ✓ Indoor gym
- ✓ Provision for air conditioning & heat pump split units in each b...

Property Info

Covered Area	98
Covered Veranda	14
Floor Number	3
Total Number of Floors	3
Energy Efficiency	A

Plot / Area Info

Pool	Common, Yes
Parking	Covered, Yes

Additional info

Reference Number	7503
Property type	Apartment
Condition	Under Construction
Bathrooms	2
View	Sea view

- Roof Garden

Location

Location: Limassol - Agios Athanasios

Region: **Limassol**

Coordinates: **34.71920747123 / 33.068514915362**

Price: €469 900 + VAT

VAT for this property is **€23,495** or **€89,281**. 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.

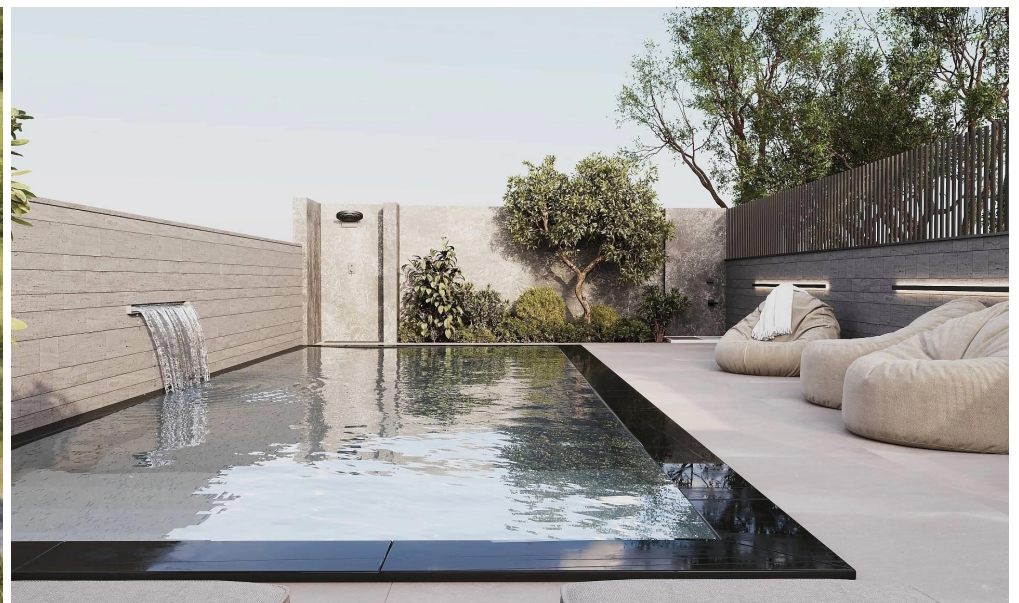
VAT	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 795.00/m²		

Representative: RealDeal Estates

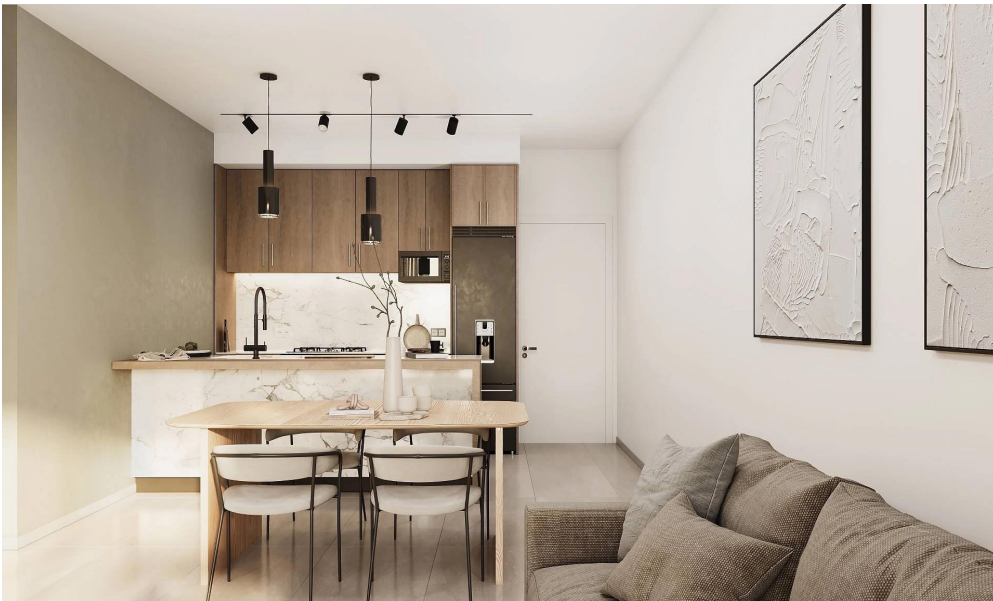
Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone: +35725255505, +35794001333			

Price change history

€469 900 on Jul 8, 2025





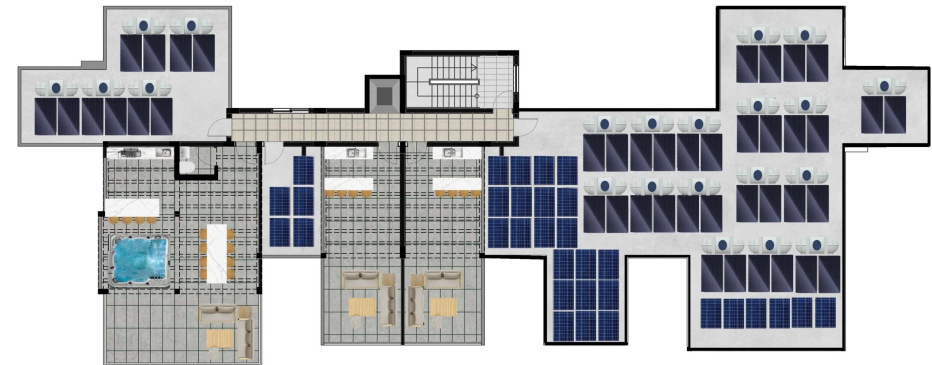




THIRD FLOOR PLAN
FLAT 302



Internal Area # 80 SQM
Covered Veranda # 14 SQM
Covered Area Roof # 4 SQM
Uncovered Roof Garden # 90 SQM



ROOF GARDEN PLAN



3RD FLOOR PLAN