


## 36m<sup>2</sup> Apartment for Sale in Limassol District

For sale is a modern studio apartment, under construction, offering 36 m2 of internal space on the 2nd floor of a six-story building with elevator. This new development is designed with energy efficiency A+ standards in mind, promising low running costs and a comfortable living environment. 

Located in the heart of City Center - Agia Triada, the area is known for its vibrant lifestyle. Residents enjoy convenient access to shops, restaurants, cafes, and essential services all within walking distance. The neighbourhood is lively yet welcoming, with easy access to public transport and main roads. You can experience city life at its finest, with a wonderful mix of entertainment an...

### Property Info

Covered Area **36**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **27026**  
Property type **Apartment**  
Condition **Brand New**  
View **City view**

### Amenities

- Elevator

### Location

Region: **Limassol**  
Coordinates: **34.680524726202 / 33.043251474018**

## Price: €259 000 + VAT

VAT for this property is **€12,950** or **€49,210**. 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>€7 194.00/m<sup>2</sup></b> |                 |             |

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€247 000 on Jul 11, 2025  
 €257 000 on Aug 12, 2025  
 €259 000 on Feb 6, 2026





