

## 41m<sup>2</sup> Apartment for Sale in Limassol District

Welcome to an exclusive residential development that redefines city living in Limassol's most dynamic and historically rich neighborhood. Strategically located just off Anexartisias Street, and within walking distance of the Old Port, Limassol Marina, and the Molos Promenade, this studio apartment presents a prime opportunity for urban professionals, students, and investors alike.



Located on the 4th floor, this thoughtfully designed 36 m<sup>2</sup> studio with a 5 m<sup>2</sup> covered veranda offers stylish, functional living with everything needed for modern city life.

? Historical Center, Limassol - Cyprus  
 ? Floor: 4th | ? Type: Studio Apartment (Off-plan)  
 ? Indoor Area: 36...

### Property Info

Covered Area **41**  
 Furnishing **Unfurnished**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

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

### Additional info

Reference Number **30403**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **1**  
 View **City view**

### Amenities

- Gym

### Location

Region: **Limassol**  
 Coordinates: **34.684654013733 / 33.044671128882**

## Price: €294 000 + VAT

VAT for this property is **€14,700** or **€55,860**. 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>€7 171.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€277 000 on Jul 12, 2025  
 €287 000 on Nov 19, 2025  
 €289 000 on Nov 29, 2025  
 €294 000 on Dec 16, 2025





