

3 Bedroom Apartment for Sale in Limassol - Agios Nektarios

Three-bedroom penthouse 401, with a living area of 125 m² and a 106 m² roof garden, is located on the fourth floor of a four-storey building.



This residential development is located in the prestigious Agios Nektarios area — an address that combines central city living with refined residential design.

Ideally located on Nikodimou Milona street, this exclusive collection of contemporary residences is designed for those who value architectural integrity, practical elegance, and seamless access to Limassol's business hub, leading schools, and vibrant city lifestyle.

Building specification:

- Apartments: 8
- 3 x One-Bedroom Apartments
- 4 x Tw...

Property Info		Plot / Area Info		Additional info	
Covered Area	162				
Covered Veranda	37			Reference Number Property type	8109 Apartment
Uncovered Veranda	42	Parking	Covered, Yes		
Floor Number	4				
Total Number of Floors	4				



Roof Garden

Location

Location: Limassol - Agios Nektarios Region: **Limassol**

Coordinates: 34.689377585836 / 33.049246070817



Price: €1 250 000 + VAT

VAT for this property is €75,463 or €237,500. 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 ~€46 600.00

Price per SQM €7 716.00/m²

Common expenses None

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

€1 250 000 on Jul 29, 2025















