

## 2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

For sale: Modern two-bedroom apartment under construction in Agios Athanasios, offering 95 m² of thoughtfully designed internal space. Situated on the first floor of a new three-story building with an elevator, this home combines comfort and convenience with a layout ideal for couples, small families, or professionals.



Built in 2025, the apartment features contemporary finishes and large windows that fill the space with natural light. It achieves Energy Efficiency Class A, ensuring lower utility costs and a healthier living environment.

Agios Athanasios is a sought-after area known for its peaceful community atmosphere and easy access to a wide range of amenities. Enjoy nea...

### Property Info

Covered Area  
Air Conditioning

**95**  
**All rooms, Yes**

### Plot / Area Info

Pool  
Parking

**Yes**  
**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**27248**  
**Apartment**  
**Brand New**  
**1**

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Athanasios  
Coordinates: **34.694556055859 / 33.074206249511**

Region: **Limassol**

**Price: €695 000 + VAT**

VAT for this property is **€34,750** or **€132,050**. 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>€7 316.00/m<sup>2</sup></b>		

**Representative: Kazo Real Estate**

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**Price change history**

€680 000 on Jul 31, 2025  
€695 000 on Oct 10, 2025

















