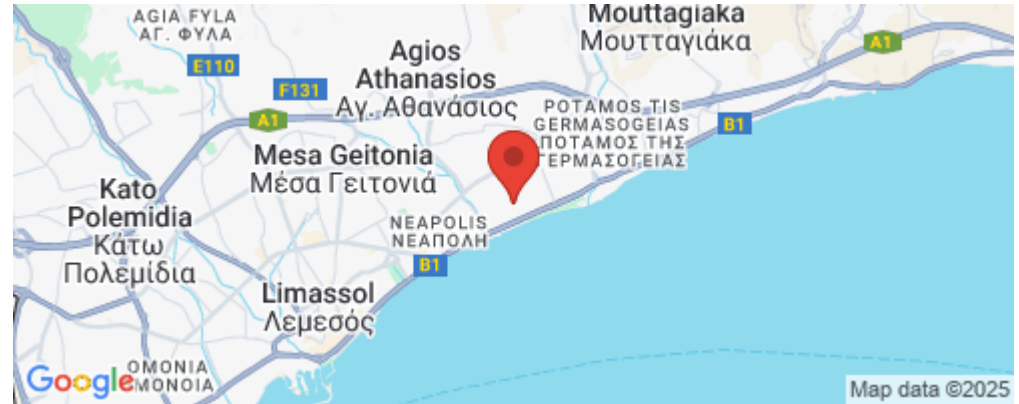


## 2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Tucked just steps from the Mediterranean shoreline, this boutique residential project brings together two elegant low-rise buildings in one of the most desirable areas of Limassol. Comprising a limited number of two- and three-bedroom apartments, each home is designed to celebrate light, openness, and a quiet sense of luxury.

Expansive floor-to-ceiling windows invite the outdoors in, flooding interiors with natural light and framing lush garden views. Open-plan living areas flow seamlessly into contemporary kitchens, while refined finishes, wooden floors in the bedrooms, and well-considered layouts ensure a sophisticated living experience. Underfloor heating, VRV climate systems, an...



### Property Info

### Plot / Area Info

Covered Area **119**

### Additional info

Reference Number **p80401**

Property type **Apartment**

Construction Year **2027**

Bathrooms **2**

### Amenities

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

Coordinates: **34.6931 / 33.0748**

## Price: €710 000 + VAT

VAT for this property is **€35,500** or **€134,900**. 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>~€25 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 966.00/m²</b>		

## Representative: Cyprus Sotheby's International Realty

Registration number	<b>1013</b>	Email	<b>info@cyprus-sothebysrealty.com</b>
License number	<b>517/E</b>	Legal name	<b>ConceptRealty Ltd</b>
Phone: <b>+35726080180, +35797612926</b>			

## Price change history

€710 000 on Aug 7, 2025

