3 Bedroom Apartment for Sale in Nicosia - Agios Ioannis, Limassol District

This stunning three-bedroom residence is located in a prestigious waterfront development in the heart of Limassol, Cyprus. Positioned near Limassol Marina and the Old Town’s shopping and business district, the apartment offers a perfect blend of luxury and convenience.

Designed to the highest standards, the apartment features spacious interiors, upgraded finishes, and premium appliances throughout. Floor-to-ceiling windows frame panoramic views of the Mediterranean Sea, flooding the living spaces with natural light and creating a sense of calm and sophistication.

The thoughtful layout includes an open-plan living and dining area, a modern kitchen, three generously sized be...

Property Info		Plot / Area Info		Additional info	
Covered Area	**161**			Reference Number	**8340**
Covered Veranda	**33**			Property type	**Apartment**
Floor Number	**6**	Parking	**Covered, Yes**	Condition	**Under Construction**
Total Number of Floors	**30**			Bathrooms	**2**
Energy Efficiency	**A**			View	**Sea view**

Amenities

- Parking

Location

Location: Nicosia - Agios Ioannis

Region: **Limassol**

Coordinates: **34.669049707684 / 33.031264552945**

Price: €1 539 000 + VAT

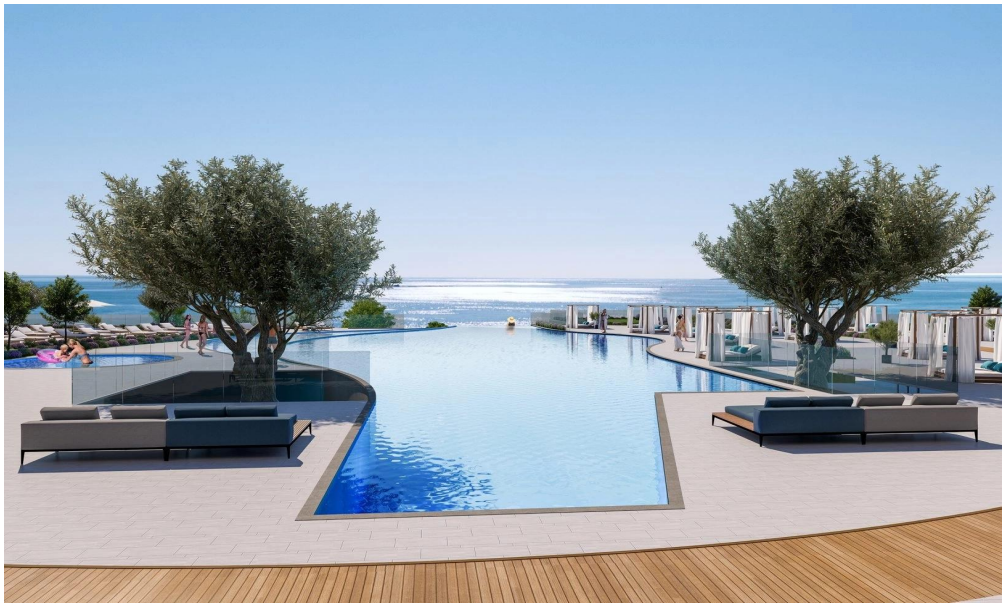
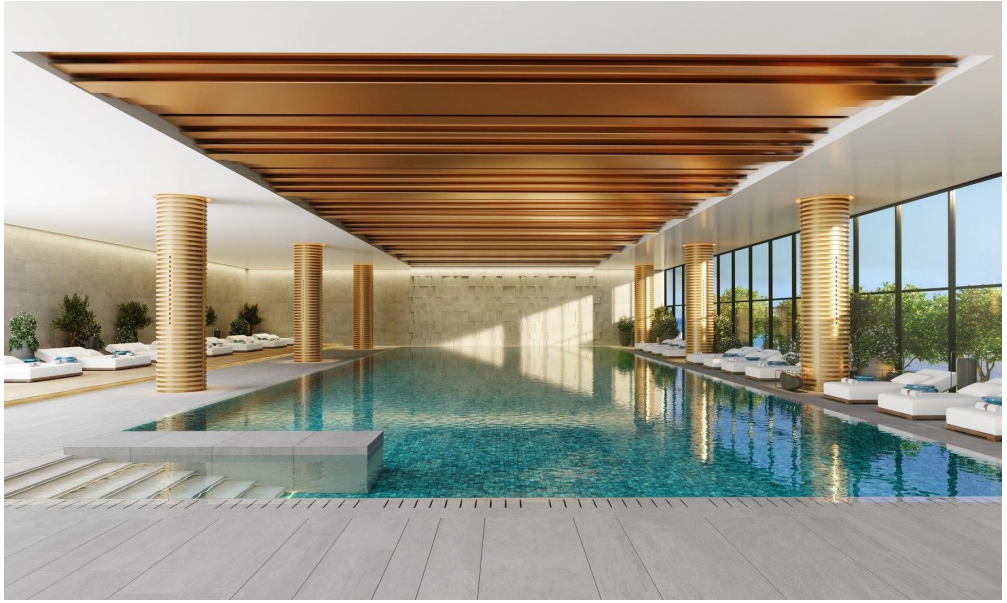
VAT for this property is **€91,671** or **€292,410**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT	**Excluded**	Title transfer fee	**None**	Common expenses	**None**
		Price per SQM	**€9 559.00/m²**		

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

€1 539 000 on Aug 13, 2025