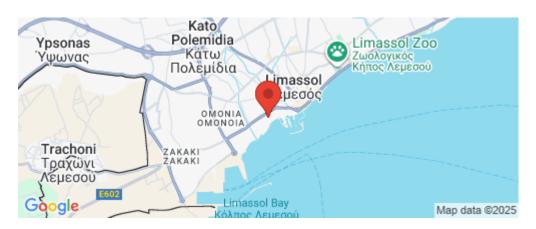


3 Bedroom Apartment for Sale in Nicosia - Agios Ioannis, Limassol District

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 I	nfo	Additional info	
Covered Area	222			Reference Number	8376
Covered Veranda	33		Common, Yes	Property type	Apartment
Floor Number	29		-	Condition	Under Construction
Total Number of Floors	35		Covered, Yes	Bathrooms	2
Energy Efficiency	Α			View	City view

Amenities	Location		
• Parking	Location: Nicosia - Agios Ioannis	Region: Limassol	
 Parking 	Coordinates: 3/ 6600/5205715 / 22 021250/7777	5	



Price: €1 859 000 + VAT

VAT for this property is €177,359 or €353,210. 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 Exclud	Eveluded	Title transfer fee	None	Common ovnensos	None
	Excluded	Price per SQM	€8 374.00/m²	Common expenses	

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

€1 859 000 on Aug 13, 2025



