

2 Bedroom Apartment for Sale in Limassol District

For sale is an exceptional off-plan apartment located in the sought-after area of Agios Nicolaos. This modern residence offers an internal space of 87 m2, thoughtfully designed for comfort and practicality. Positioned on the third floor of a four-story building with an elevator, the apartment boasts city views and an abundance of natural light.



The living space features two spacious bedrooms and two bathrooms, creating a convenient environment for families, couples, or professionals. Each room is carefully laid out, providing privacy and flexibility. The apartment is rated Energy Efficiency A, ensuring lower utility costs and a smaller environmental footprint.

Set within a s...

Property Info		Plot / Area Info		Additional info	
Covered Area Heating Air Conditioning	87 Central Heating, Yes All rooms, Yes	Plot area Parking	112 Covered, Yes	Reference Number Property type Condition Bathrooms View	20298 Apartment Brand New 2 City view

Amenities Location

• BBQ zone Region: **Limassol**

Coordinates: 34.689322405829 / 33.049141395961



Price: €495 000 + VAT

VAT for this property is **€24,750** or **€94,050**. 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 Excluded

Title transfer fee None

Price per SQM €5 690.00/m²

Common expenses None

Representative: Purple International Real Estate

Registration number 1052 Email info@purpleinternational.eu License number 512/E Legal name A.A. Purple Real Estate Ltd

Phone: **+35723811058**

Price change history

€495 000 on Aug 13, 2025









