


## 2 Bedroom Apartment for Sale in Limassol

This is a brand new apartment with panoramic views of Limassol Marina. A waterfront development combining first class residential properties, a full service marina, shops and restaurants in the heart of the city. Apartments with 2 spacious bedrooms. The beach with its turquoise waters and golden sand is just a few metres away. The apartments are fully equipped with soft furnishings and appliances. Located in the Nireas complex. Covered parking and storeroom. The complex has a communal swimming pool with relaxation area. The price is inclusive of furniture, which will be installed after the signing of the contract. 

### Property Info

### Plot / Area Info

Covered Area	<b>90</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>1</b>

### Additional info

Reference Number	<b>A0082-1</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Limassol                      Region: **Limassol**  
**Coordinates: 34.66766 / 33.03809**

**Price: €1 800 000 + VAT**

VAT for this property is **€90,000** or **€342,000**. 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>~€68 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€20 000.00/m<sup>2</sup></b>		

**Representative: Cyprus Developers Alliance (CDA Group)**

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
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**Price change history**

€1 800 000 on Aug 26, 2025







