

## 2 Bedroom Apartment for Sale in Limassol

This apartment is located in Limassol just a few minutes from the beach. There are cinemas, a bowling alley, a variety of restaurants and shops in the immediate vicinity. It is also within walking distance to the lively nightlife of the tourist area of Germasogeia. The project has a secure gated entrance and its own private roads, while residents have a choice of four communal outdoor swimming pools, 1 indoor pool, reception-concierge service, gym, spa, restaurant-cafe, beautiful lush green gardens and a children's play area. The Project has EPC certificate with "B" Energy Efficiency Rating.



### Property Info

Covered Area	<b>100</b>
Covered Veranda	<b>20</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>1</b>

### Plot / Area Info

### Additional info

Reference Number	<b>A0141-204</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Limassol      Region: **Limassol**  
**Coordinates:** **34.6851 / 33.0442**

**Price: €395 000 + VAT**

VAT for this property is **€19,750** or **€75,050**. 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	<b>Excluded</b>	Title transfer fee	<b>~€12 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 950.00/m²</b>		

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

Registration number	<b>N/A</b>	Email	<b>cyp@cyprus-alliance.com</b>
License number	<b>N/A</b>	Legal name	<b>Cyprus Developers Alliance (CDA Group)</b>
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**Price change history**

€395 000 on Aug 26, 2025







