

## 4 Bedroom Apartment for Sale in Limassol

This exclusive 4-bedroom apartment offers a unique lifestyle surrounded by water, located on a private island in the heart of Limassol's harbor. It is the only opportunity in the Mediterranean to own an apartment directly on the sea, with unparalleled 360° panoramic views of the open sea, the harbor, and the coastline. Key Features: Communal swimming pool and lush green gardens Direct sea access from the common areas High-quality finishing materials for a premium living experience Closed underground parking Concierge and 24/7 service for convenience and security Exclusive Benefits: Special offers on berths for property owners Steps away from the beach...

### Property Info

Covered Area	<b>263</b>
Covered Veranda	<b>59</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>1</b>

### Plot / Area Info

### Additional info

Reference Number	<b>A0322-D11</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Limassol      Region: **Limassol**  
**Coordinates:** **34.66693 / 33.03786**

## Price: €3 950 000 + VAT

VAT for this property is **€435,101** or **€750,500**. 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>~€154 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€15 019.00/m²</b>		

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
License number	<b>License 118/E</b>	Legal name	<b>Cyprus Developers Alliance (CDA Group)</b>
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## Price change history

€3 950 000 on Aug 26, 2025













