

## 3 Bedroom Apartment for Sale in Limassol - Agios Nicolaos

With the most comfortable location, the project makes an elegant option for those who seek to live close to everything. Walking distance to the restaurants, bars, shops, banks, supermarkets, schools. PROJECT CHARACTERISTICS:- 3-story building- One 3-bedroom apartment on the 1st floor- One 3-bedroom apartment on the 2nd floor- One 3-bedroom Penthouse with roof garden (54 sq.m.)- Cozy and spacious verandas- Covered parking and storage spaces for each apartment- Kitchen and wardrobe furniture from Italy- Air conditioners in every room - Solar panel for water heating - Possibility for purchasing the whole building The Project has EPC certificate with "B" Energy Efficie... ✖

### Property Info

### Plot / Area Info

Covered Area **197**

Covered Veranda **85**

### Additional info

Reference Number **Q53-301**

Property type **Apartment**

Condition **Pre-Owned**

### Amenities

### Location

**Location:** Limassol - Agios Nicolaos      Region: **Limassol**

Coordinates: **34.6890794 / 33.0638672**

## Price: €770 000 + VAT

VAT for this property is **€64,219** or **€146,300**. 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>~€27 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 909.00/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

€770 000 on Sep 16, 2025



