

### 3 Bedroom Apartment for Sale in Limassol - Marina

This Limassol luxury apartment is one of the most exclusive listings in Cyprus real estate today. Perched on the 26th floor of a landmark Limassol tower, this beachfront apartment offers uninterrupted panoramic views of the Mediterranean Sea, unparalleled privacy, and access to 7-star luxury facilities that redefine luxury living in Limassol. 

With a total covered area of 222.40 sqm (120 sqm internal living space, 33 sqm covered veranda, and 69.40 sqm common areas), this residence combines modern elegance with functional design. A covered parking space is also included. It stands as one of the last available Limassol luxury properties, making it a rare investment opportunity in Cypr...

#### Property Info

Covered Area	<b>222.4</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>31340</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>
View	<b>Sea view</b>

#### Amenities

- Gym

#### Location

**Location:** Limassol - Marina      Region: **Limassol**  
**Coordinates:** **34.668888463196 / 33.034151011708**

## Price: €1 995 000 + VAT

VAT for this property is **€190,334** or **€379,050**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 986.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
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## Price change history

€1 820 000 on Oct 4, 2025  
 €1 825 000 on Nov 18, 2025  
 €1 995 000 on Feb 5, 2026















