

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

Invest in a luxury 3-bedroom seafront apartment in Limassol Marina. Prime Cyprus real estate offering capital growth, rental yields & residency benefits. 

This Limassol luxury apartment is one of the most prestigious opportunities in the Cyprus luxury real estate market, perfectly combining lifestyle and investment value. Situated on the 29th floor of a landmark Limassol tower, this beachfront and seafront apartment delivers uninterrupted Mediterranean Sea views, exceptional privacy, and access to 7-star luxury facilities, setting a new standard for Limassol luxury properties.

With a total covered area of 267.70 sqm — including 143 sqm of internal living space, 42 sqm o...

#### Property Info

#### Plot / Area Info

#### Additional info

Covered Area  
Furnishing  
Heating  
Air Conditioning

**270.8**  
**Unfurnished**  
**Underfloor Heating, Yes**  
**All rooms, Yes**

Pool **Yes**  
Parking **Covered, Yes**

Reference Number **31347**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **3**  
View **Sea view**

#### Amenities

#### Location

- Gym

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

Region: **Limassol**

## Price: €2 850 000 + VAT

VAT for this property is **€319,833** or **€541,500**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€10 556.00/m<sup>2</sup></b>		

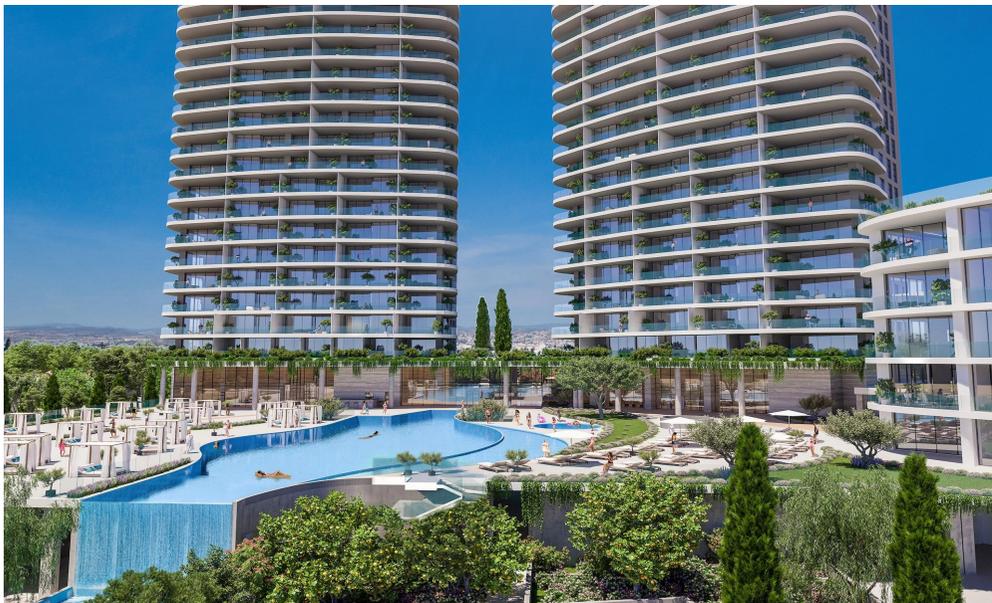
## Representative: FOX

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>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

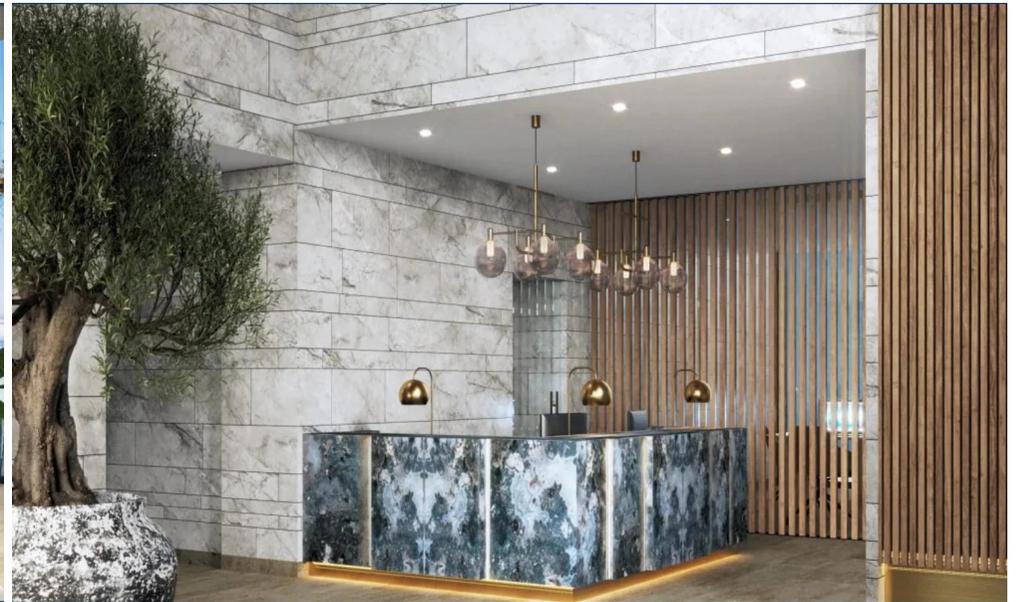
€2 420 000 on Oct 4, 2025  
 €2 650 000 on Feb 5, 2026  
 €2 850 000 on Feb 26, 2026

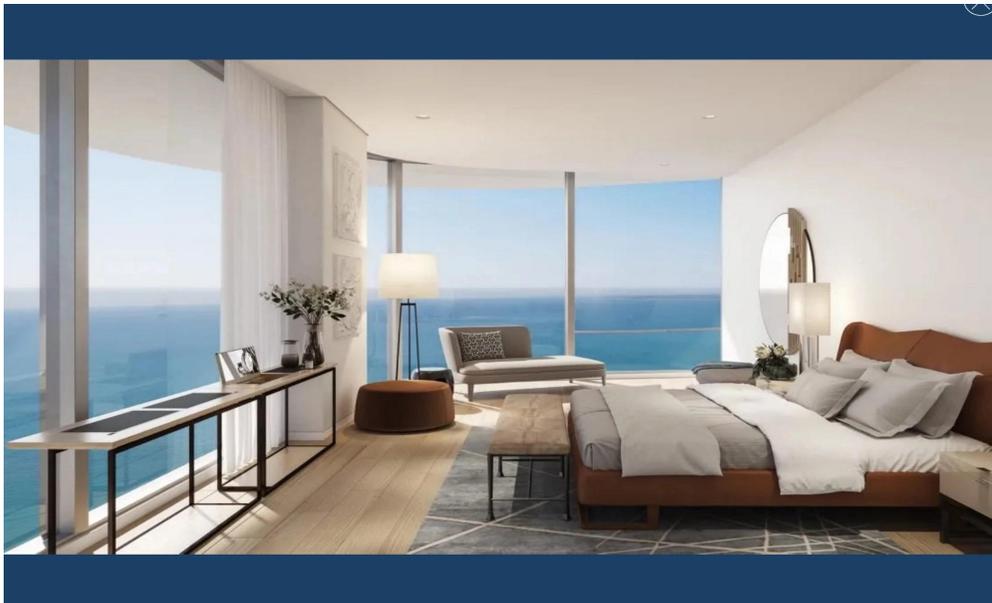














## PRELIMINARY Master Plan.

- 1 Poseidon Tower
- 2 Cavalli Tower - At Limassol Blu Marine
- 3 Oceanus Tower
- 4 Office Tower
- 5 Main Entrance and Guard House
- 6 Outdoor Swimming Pool
- 7 Residents' Lounge
- 8 Spa and Indoor Swimming Pool
- 9 Public Car Park Entrance
- 10 Green Area
- 11 Children's Playground
- 12 Fountain Pond
- 13 Gymnasium
- 14 Observation Point
- 15 Restaurant
- 16 Bistro
- 17 Drop-off Point
- 18 Podium Level
- 19 Communal Area