

## 2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Set in a peaceful residential pocket of Agios Athanasios, this elegant new development introduces a boutique collection of just nine stylish apartments, perfectly positioned to capture sweeping views of the sea, mountains, and city skyline. X  
Designed with modern living in mind, each residence features open-plan interiors, large verandas, and floor-to-ceiling windows that fill the spaces with natural light. The thoughtful layouts and quality finishes create a home that is both practical and refined.  
With quick access to the highway and main city routes, residents enjoy the serenity of a quiet neighborhood without sacrificing urban convenience.  
Amenities such as schools, supermar...

<b>Property Info</b>		<b>Plot / Area Info</b>		<b>Additional info</b>	
Covered Area	<b>106</b>				
Covered Veranda	<b>24</b>				
Floor Number	<b>3</b>				
Total Number of Floors	<b>3</b>			Reference Number	<b>12638</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>2</b>
Heating	<b>Autonomous Heating, Yes</b>				
Air Conditioning	<b>All rooms, Yes</b>				
<b>Amenities</b>		<b>Location</b>			
• Parking		<b>Location:</b> Limassol - Agios Athanasios Region: <b>Limassol</b> Coordinates: <b>34.719297 / 33.063021</b>			

## Price: €450 000 + VAT

VAT for this property is **€22,500** or **€85,500**. 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 Price per SQM	<b>~€14 600.00</b> <b>€4 245.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Cyprus Sotheby's International Realty

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## Price change history

€450 000 on Oct 8, 2025





