

## 2 Bedroom Apartment for Sale in Limassol District

This contemporary 2-bedroom ground-floor residence redefines modern comfort, offering a rare feature in city living — a private garden with its own swimming pool. Thoughtfully designed, the interiors combine style and functionality, with an open-plan layout, two inviting bedrooms, and a sleek shower room complemented by a separate WC.



Delivered fully furnished and equipped with quality appliances, the apartment is ready to welcome its new owners from day one. Large windows and sliding doors invite natural light inside and create a smooth transition to the outdoor spaces, where the garden and pool form a serene retreat for both relaxation and entertaining.

Situated within a s...

### Property Info

Covered Area	<b>96</b>
Covered Veranda	<b>16</b>
Total Number of Floors	<b>4</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>A</b>
Heating	<b>Autonomous Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool **Common, Yes**

### Additional info

Reference Number	<b>14143</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Construction Year	<b>2025</b>
Bathrooms	<b>1</b>

### Amenities

### Location

Region: **Limassol**  
 Coordinates: **34.648179 / 32.984301**

**Price: €645 000 + VAT**

VAT for this property is **€32,250** or **€122,550**. 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>€6 719.00/m<sup>2</sup></b>		

**Representative: Cyprus Sotheby's International Realty**

Registration number	<b>1013</b>	Email	<b>info@cyprus-sothebysrealty.com</b>
License number	<b>517/E</b>	Legal name	<b>ConceptRealty Ltd</b>
Phone: <b>+35726080180, +35797612926</b>			

**Price change history**

€645 000 on Oct 9, 2025











