

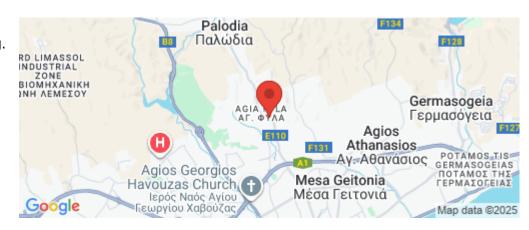
Designed with sustainab...

**Energy Efficiency** 

## 2 Bedroom Apartment for Sale in Limassol - Agia Fyla

Rising in one of Limassol's most desirable neighborhoods, this boutique residence offers a refined balance of privacy, elegance, and modern living. With a limited number of homes, the development creates an intimate community where design and comfort are equally prioritized. The architecture is sleek and contemporary, defined by clean lines, expansive windows, and thoughtfully planned layouts. Each residence opens to generous verandas, extending interiors toward natural light and fresh air. High-quality finishes and carefully selected materials bring a sense of sophistication to everyday life, while open-plan living areas emphasize space and fluidity.

Α



Property Info		Plot / Area Info		Additional info	
Covered Area	105				
Covered Veranda	26	Parking	Covered, Yes	Reference Number Property type	14505 Apartment
Floor Number	1				
Total Number of Floors	3				
Furnishing	Unfurnished			Bathrooms	1

Amenities Location

**Location:** Limassol - Agia Fyla Region: **Limassol** 

Coordinates: **34.71775** / **33.021125** 

Parking



Price: €280 000 + VAT

VAT for this property is €14,000 or €53,200. 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 Excluded

Title transfer fee ~€7 800.00

Price per SQM €2 667.00/m²

Common expenses None

## Representative: Cyprus Sotheby's International Realty

Registration number 1013 Email info@cyprus-sothebysrealty.com
License number 517/E Legal name ConceptRealty Ltd

Phone: **+35726080180**, **+35797612926** 

## **Price change history**

€280 000 on Oct 9, 2025

















