

## 2 Bedroom Apartment for Sale in Limassol - Marina

Experience refined coastal living in this stunning two-bedroom residence located on the 12th floor of Limassol's iconic beachfront tower. With sweeping sea views, elegant design, and a tranquil atmosphere, this home captures the essence of modern Mediterranean luxury. 

Spanning a generous 156.63sqm of total covered area, internal area 83sqm, covered veranda 30sqm and common area 43.63sqm the residence offers an open-plan living and dining layout bathed in natural light, flowing seamlessly onto a spacious private terrace overlooking the endless blue of the Mediterranean. It's the perfect space for relaxing mornings, al fresco dinners, or sunset gatherings with loved ones.

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### Property Info

Covered Area **156.63**  
 Furnishing **Unfurnished**

### Plot / Area Info

Pool **Yes**

### Additional info

Reference Number **31482**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Gym

### Location

**Location:** Limassol - Marina      Region: **Limassol**  
 Coordinates: **34.669678 / 33.040063**

## Price: €1 450 000 + VAT

VAT for this property is **€80,308** or **€275,500**. 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>€9 295.00/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

€1 450 000 on Oct 11, 2025

















