

## 2 Bedroom Apartment for Sale in Limassol - Neapolis

Located in the heart of Limassol's iconic seafront development, this refined two-bedroom apartment perfectly combines the charm of beachfront living with the vibrancy of urban life. The residence features contemporary architecture, sophisticated interiors, and panoramic sea views that set a new standard for modern coastal living.



Three signature towers rise around a lively central plaza, creating a landmark destination that redefines the city's skyline. Inside, elegant layouts are complemented by premium finishes — Italian Arclinea kitchens equipped with Gaggenau appliances and fittings from world-renowned brands ensure both style and functionality.

Residents enjoy acc...

### Property Info

|                        |                       |
|------------------------|-----------------------|
| Covered Area           | <b>120</b>            |
| Covered Veranda        | <b>27</b>             |
| Floor Number           | <b>7</b>              |
| Total Number of Floors | <b>12</b>             |
| Energy Efficiency      | <b>A</b>              |
| Air Conditioning       | <b>All rooms, Yes</b> |

### Plot / Area Info

|         |                     |
|---------|---------------------|
| Pool    | <b>Common, Yes</b>  |
| Parking | <b>Covered, Yes</b> |

### Additional info

|                  |                           |
|------------------|---------------------------|
| Reference Number | <b>9380</b>               |
| Property type    | <b>Apartment</b>          |
| Condition        | <b>Under Construction</b> |
| Bathrooms        | <b>2</b>                  |
| View             | <b>Sea view</b>           |

### Amenities

- Parking

### Location

**Location:** Limassol - Neapolis  
**Coordinates:** **34.686395770207 / 33.061852361021**

Region: **Limassol**

## Price: €1 044 000 + VAT

VAT for this property is **€52,200** or **€198,360**. 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>€8 700.00/m²</b> |                 |             |

## Representative: RealDeal Estates

|                                   |              |            |  |
|-----------------------------------|--------------|------------|--|
| Registration number               | <b>1311</b>  | Email      | <b>info@realdeal.cy</b>                          |
| License number                    | <b>347/E</b> | Legal name | <b>Esperia Estates (Limassol-Paphos) Limited</b> |
| Phone: +35725255505, +35794001333 |              |            |  |

## Price change history

€1 216 800 on Oct 15, 2025  
€1 044 000 on Nov 22, 2025









NORTH RESIDENCES (B)

LEVELS 4—10



Floorplans and dimensions displayed are indicative and may vary from those in hand.