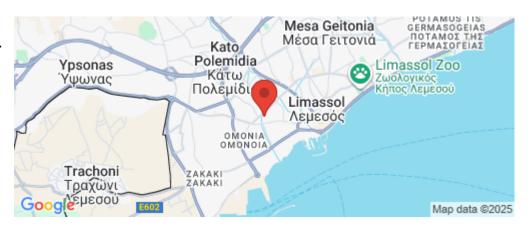


## 1 Bedroom Apartment for Sale in Nicosia - Agios Ioannis, Limassol District

This stylish one-bedroom apartment is part of a modern residential development located in the heart of Limassol's fast-growing business area. Designed with a perfect balance of comfort and functionality, it's ideal for professionals or couples seeking a contemporary home that combines work and relaxation.



The development features a 4-story building with elegant architecture and facilities that promote an active and balanced lifestyle — including spaces for sport, work, and leisure. Built according to bioclimatic design principles and A-class energy efficiency standards, it offers exceptional quality, sustainability, and long-term value.

Property Info		Plot / Area Info		Additional info	
Covered Area	60				
Covered Veranda	9		Common Voc	Reference Number	9676
Floor Number	1		Common, Yes Covered, Yes	Property type	<b>Apartment</b>
Total Number of Floors	4	Parking		Bathrooms	1
Energy Efficiency	A				

Amenities	Location	
• Parking	Location: Nicosia - Agios Ioannis	Region: <b>Limassol</b>
	Coordinates: 34.675526231324 / 33.022241601819	



Price: €253 000 + VAT

VAT for this property is €12,650 or €48,070. 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.

## **Representative: RealDeal Estates**

Registration number 1311 Email info@realdeal.cy
License number 347/E Legal name Esperia Estates (Limassol-Paphos) Limited

Phone: **+35725255505**, **+35794001333** 

## **Price change history**

€253 000 on Oct 24, 2025





















| ROOF | PARKING SPACE



1st floor
Apartment 102





1 Bdr · 51.5 m²