

## 2 Bedroom Apartment for Sale in Limassol - Neapolis

This exclusive four-storey residential building introduces a new level of modern comfort and privacy in the heart of Neapolis, Limassol. Each floor hosts a single spacious apartment — a one-, two-, or three-bedroom residence designed for those who value individuality and refined living. The location is one of the most desirable in the city, just a short walk from the beach, major supermarkets such as Alphamega and Lidl, pharmacies, and cozy cafés. Easy highway access and a five-minute drive to Limassol Marina add to the convenience of everyday life. Every apartment includes covered parking, a private storage room, and advanced features that elevate comfort and efficiency ?...



### Property Info

Covered Area	<b>99</b>
Covered Veranda	<b>24</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>5</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **15089**  
 Property type **Apartment**  
 Bathrooms **2**

### Amenities

- Parking

### Location

**Location:** Limassol - Neapolis      Region: **Limassol**  
 Coordinates: **34.691591 / 33.066444**

## Price: €440 000 + VAT

VAT for this property is **€22,000** or **€83,600**. 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>~€14 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 444.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€440 000 on Oct 31, 2025









