

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

The project is located in the central area of Limassol, in walking distance to the beach. The project will also have an easy access to the commercial Makarios Avenue and will be surrounded by all kinds of residential amenities. The building will have 5 floors and only two apartments per floor. ✖

MAIN FEATURES: Provision for underfloor heating Provision for A/C in bedrooms Concealed A/C units in the living room area Italian bathroom ceramic tiles Engineered parquet floor Each apartment will be assigned a storage room and 1 parking space. The Project has EPC certificate with "A" Energy Efficiency Rating.

### Property Info

### Plot / Area Info

Covered Area **108**  
 Covered Veranda **25**

### Additional info

Reference Number **S170-302**  
 Property type **Apartment**  
 Condition **Pre-Owned**

### Amenities

### Location

**Location:** Limassol - Agia Zoni      Region: **Limassol**  
 Coordinates: **34.6863821 / 33.0474411**

**Price: €535 000 + VAT**

VAT for this property is **€26,750** or **€101,650**. 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>~€18 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 954.00/m<sup>2</sup></b>		

**Representative: Cyprus Developers Alliance (CDA Group)**

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**Price change history**

€485 000 on Nov 9, 2025  
€500 000 on Nov 16, 2025  
€535 000 on Dec 4, 2025

