

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

### 2-Bedroom Residences

These expansive homes redefine modern living through their thoughtful layouts, elegant aesthetics, and superior quality.

The open-plan living area is designed to naturally accommodate both relaxation and entertaining, with seamless transitions between the lounge, dining space, and kitchen. Floor-to-ceiling openings enhance light, air, and the feeling of openness, creating a home that feels both uplifting and inviting.

Each private room is crafted to provide comfort and tranquility, with generous proportions and refined details throughout. The master suite offers a luxurious sense of privacy, while the second room can be adapted to suit individual nee...

#### Property Info

Covered Area	<b>97</b>
Covered Veranda	<b>17</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>A</b>

#### Plot / Area Info

Parking **Yes**

#### Additional info

Reference Number	<b>5576</b>
Property type	<b>Apartment</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

#### Amenities

- Elevator

#### Location

**Location:** Limassol - Agia Fyla Region: **Limassol**

## Price: €395 000 + VAT

VAT for this property is **€19,750** or **€75,050**. 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>~€12 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 072.00/m²</b>		

## Representative: MySpace

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## Price change history

€395 000 on Nov 15, 2025

