


## 2 Bedroom Apartment for Sale in Limassol - Marina

Experience refined coastal living in this stunning two-bedroom residence located on the 22nd floor of Limassol's iconic beachfront tower. With sweeping sea views, elegant design, and a tranquil atmosphere, this home captures the essence of modern Mediterranean luxury. 

Spanning a generous 157.31 sqm of total covered area, internal area 83.5 sqm, covered veranda 30sqm and common area 43.81 sqm the residence offers an open-plan living and dining layout bathed in natural light, flowing seamlessly onto a spacious private terrace overlooking the endless blue of the Mediterranean. It's the perfect space for relaxing mornings, al fresco dinners, or sunset gatherings with loved ones.

**Price: €1 770 000 + VAT**

VAT for this property is **€99,548** or **€336,300**. 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>€11 274.00/m<sup>2</sup></b>		

**Representative: FOX**

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

**Price change history**

€1 721 000 on Nov 28, 2025

€1 770 000 on Feb 10, 2026













