


### 3 Bedroom Apartment for Sale in Limassol - Marina

Experience coastal sophistication in this luxurious beachfront tower apartment for sale in Limassol, Cyprus’s most vibrant coastal city. This remarkable seafront landmarked tower offers a freehold investment opportunity with exceptional potential. Strategically situated just 330 meters from Limassol Marina, this exclusive residence places you at the heart of the city’s dynamic downtown district — a hub surrounded by multi-billion-euro infrastructure developments that are transforming the skyline and redefining urban living. 

With a total area of 215.95 m<sup>2</sup>, the apartment features 120 m<sup>2</sup> of internal living space, a 33 m<sup>2</sup> covered veranda, and 62.95 m<sup>2</sup> of common areas. Schedul...

#### Property Info

Covered Area **215.95**  
 Furnishing **Unfurnished**

#### Plot / Area Info

Pool **Yes**

#### Additional info

Reference Number **32030**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

#### Amenities

- Gym

#### Location

**Location:** Limassol - Marina      Region: **Limassol**  
 Coordinates: **34.670582 / 33.041059**

## Price: €2 410 000 + VAT

VAT for this property is **€222,505** or **€457,900**. 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.

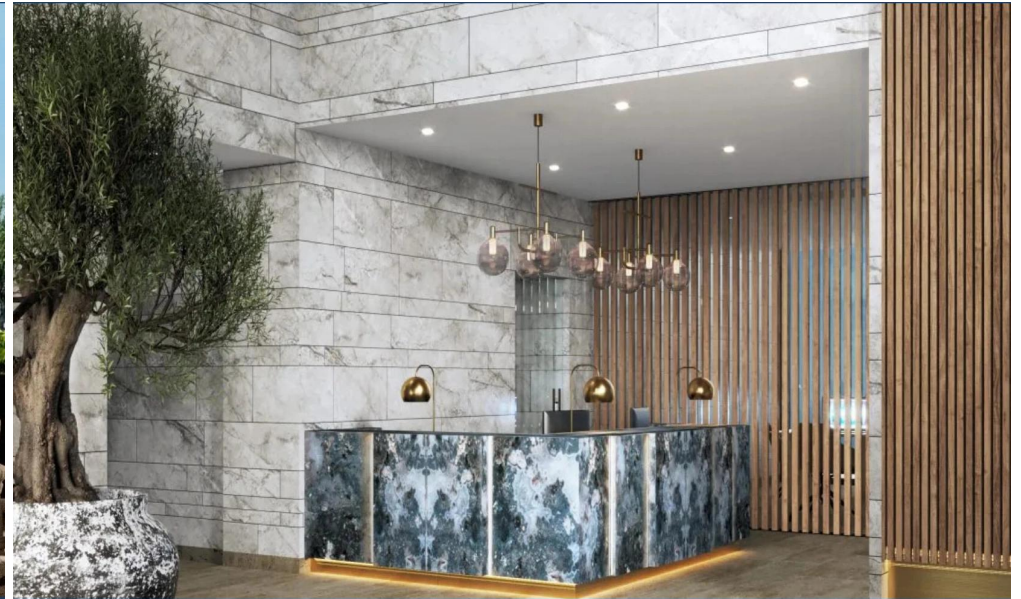
VAT	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€11 209.00/m<sup>2</sup></b>		

## 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

€2 410 000 on Nov 29, 2025











**EUROPE'S NEW RIVIERA**

Labels on map: Lady's Mile Sandy Beach, Salt Lake Nature Reserve, Dubai World Cruise Terminal, Old Port Entertainment Hub, Golf Resort Casino Resort My Mall, Limassol Marina, Limassol Embankment, International Business Quarters, Limassol Downtown.

**In the centre of everything.**

Paphos Int. Airport	Championship Golf Resort	Akrotiri Salt Lake Nature Reserve	Lady's Mile Sandy Beach	My Mall Shopping Centre	City of Dreams Casino Resort	Dubai Ports Cruise Terminal	Limassol Marina & Entertainment Hub	Marina Beach Bar	High-end Shopping	Old Port Entertainment Hub	Seafont Park	International Business Quarters	Lamaca Int. Airport
45min	4,600m	4,000m	4,000m	3,900m	3,900m	1,500m	330m	330m	600m	950m	950m	950m	45m

