

2 Bedroom Apartment for Sale in Limassol - Agia Fyla

Modern 2-bedroom apartment in the prestigious Ayia Filaxis area of Limassol, offering quiet residential living, quick highway access, and close proximity to schools, shops, and essential services. The apartment features panoramic sea and city views, contemporary design, and high-quality finishes.



Apartment Features:

- Italian-built bathrooms
- High-quality kitchen and cabinetry
- Underfloor heating
- VRV air-conditioning
- Smart home features
- Automated lighting & electric curtains

Building Amenities:

- Reception
- Gym with sea view
- Spa (sauna, hammam, massage room)
- Outdoor infinity pool...

Property Info

Plot / Area Info

Additional info

Covered Area	119			Reference Number	10600
Covered Veranda	28			Property type	Apartment
Floor Number	2	Pool	Common, Yes	Condition	Under Construction
Total Number of Floors	7			Bathrooms	2
Heating	Underfloor Heating, Yes			View	Sea view

Amenities

Location

- Elevator

Location: Limassol - Agia Fyla

Region: **Limassol**

Coordinates: **34.716888146737 / 33.027005186206**

Price: €543 000 + VAT

VAT for this property is **€27,150** or **€103,170**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 563.00/m²		

Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone:	+35725255505, +35794001333		

Price change history

€492 904 on Dec 2, 2025
 €543 000 on Feb 11, 2026







SECOND FLOOR PLAN