

## 1 Bedroom Apartment for Sale in Limassol - Agios Athanasios

We are excited to offer this contemporary one bedroom apartment on the 2nd floor of our exclusive boutique development in the highly desirable area of Agios Athanasios, Limassol. With a total covered area of 63 sqm, this sleek and stylish apartment is perfect for individuals, couples, or as a lucrative investment property in one of Limassol's most sought-after neighborhoods.



### Apartment Highlights:

Location: Agios Athanasios - A peaceful and convenient area with easy access to Limassol's city center and the highway.

Total Covered Area: 63 sqm

Internal Covered Area: 50 sqm

Veranda: 13 sqm - Ideal for outdoor relaxation or enjoying the view.

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### Property Info

Covered Area

**63**

Furnishing

**Unfurnished**

Heating

**Central Heating, Yes**

Air Conditioning

**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number **32121**

Property type **Apartment**

Condition **Brand New**

Bathrooms **1**

View **City view**

### Amenities

- Balcony

### Location

**Location:** Limassol - Agios Athanasios **Region:** **Limassol**

Coordinates: **34.71197 / 33.068591**

## Price: €235 000 + VAT

VAT for this property is **€11,750** or **€44,650**. 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 Price per SQM	<b>None</b> <b>€3 730.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€198 000 on Dec 5, 2025  
€242 000 on Jan 27, 2026  
€235 000 on Feb 14, 2026







