

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

Nestled in the highly sought-after neighborhood of Agios Athanasios, this exclusive boutique development offers a limited selection of just six contemporary 2-bedroom apartments. The Residences are designed for those who appreciate privacy, modern style, and comfort, making it a perfect choice for homeowners or investors looking to enjoy luxurious living in one of Limassol's most desirable locations.

The apartment, situated on the 1st floor, boasts a total covered area of 97sqm, with 75sqm of internal space and a spacious 22sqm covered veranda. This light-filled 2-bedroom apartment features an intelligently designed layout with a master bedroom that includes an en-suite shower...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>97</b>			Reference Number	<b>32226</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Air Conditioning	<b>All rooms, Yes</b>			Condition	<b>Brand New</b>
				Bathrooms	<b>2</b>

Amilities	Location
• Balcony	<b>Location:</b> Limassol - Agios Athanasios Region: <b>Limassol</b> Coordinates: <b>34.709054 / 33.050795</b>

## Price: €349 000 + VAT

VAT for this property is **€17,450** or **€66,310**. 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>€3 598.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: FOX

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## Price change history

€359 000 on Dec 16, 2025

€349 000 on Jan 14, 2026



