

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

Two contemporary two-bedroom apartments located in the highly sought-after residential area of Agios Athanasios offer an ideal balance of privacy, comfort, and modern urban living. Designed with functionality and refined architectural details in mind, each apartment provides a well-planned layout suited for both owner-occupiers and long-term tenants.

Set within a peaceful neighbourhood with direct access to the highway and just minutes from Limassol city centre, the apartments benefit from consistently strong demand and excellent connectivity to key business, lifestyle, and leisure destinations.

From an investment perspective, these properties present an attractive opportunity...

### Property Info

Covered Area	<b>75</b>
Covered Veranda	<b>22</b>
Floor Number	<b>1</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number	<b>241274</b>
Property type	<b>Apartment</b>
Construction Year	<b>2027</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

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

## 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>~€10 560.00</b> <b>€4 653.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€359 000 on Dec 17, 2025

€349 000 on Jan 20, 2026



