


## 2 Bedroom Apartment for Sale in Limassol District

Step into luxury living with this beautiful 2-bedroom, top-floor apartment, located on the 3rd floor of a modern and exclusive development in Agios Nikolaos, Limassol. Designed for those who appreciate elegance and contemporary style, this apartment offers generous living spaces, high-end finishes, and a private roof garden – perfect for relaxation or outdoor entertaining. 

### Key Features:

**2 Spacious Bedrooms:** Two well-sized bedrooms, including a master bedroom with an en-suite shower for added privacy and comfort.

**2 Bathrooms:** One family bathroom plus the en-suite in the master bedroom, both with sleek, modern fixtures and high-quality finishes.

Open-Plan Livin...

### Property Info

Covered Area  
Furnishing  
Air Conditioning

**125.5**  
**Unfurnished**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms  
View

**32362**  
**Apartment**  
**Brand New**  
**2**  
**City view**

### Amenities

- Guest WC

### Location

Region: **Limassol**  
Coordinates: **34.692774848619 / 33.061704272514**

## Price: €475 000 + VAT

VAT for this property is **€23,750** or **€90,250**. 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>€3 800.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€465 000 on Dec 31, 2025

€475 000 on Mar 28, 2026

