

## 1 Bedroom Apartment for Sale in Trachoni Lemesou, Limassol District

Discover refined living in the southwest part of Limassol, where this new boutique development offers a harmonious blend of comfort, style, and investment appeal. Set within a low-rise contemporary building, the project features thoughtfully designed two- and three-bedroom apartments, each with expansive covered verandas that extend the living space and invite you to embrace the Mediterranean climate. These premium residences are crafted with attention to detail and functionality, offering smart layouts, large windows that fill the interiors with natural light, and private storage rooms and covered parking for every unit. Class A energy efficiency, thermal insulation, and photovoltaa... 

### Property Info

### Plot / Area Info

### Additional info

|                        |                                |         |                     |                  |                           |
|------------------------|--------------------------------|---------|---------------------|------------------|---------------------------|
| Covered Area           | <b>47</b>                      |         |                     |                  |                           |
| Covered Veranda        | <b>8</b>                       |         |                     |                  |                           |
| Floor Number           | <b>4</b>                       |         |                     | Reference Number | <b>13552</b>              |
| Total Number of Floors | <b>4</b>                       | Pool    | <b>Common, Yes</b>  | Property type    | <b>Apartment</b>          |
| Furnishing             | <b>Unfurnished</b>             | Parking | <b>Covered, Yes</b> | Condition        | <b>Under Construction</b> |
| Energy Efficiency      | <b>A</b>                       |         |                     | Bathrooms        | <b>1</b>                  |
| Heating                | <b>Autonomous Heating, Yes</b> |         |                     |                  |                           |
| Air Conditioning       | <b>All rooms, Yes</b>          |         |                     |                  |                           |

### Amenities

### Location

- Parking

**Location:** Trachoni Lemesou      Region: **Limassol**  
 Coordinates: **34.652676 / 32.960251**

## Price: €170 000 + VAT

VAT for this property is **€8,500** or **€32,300**. 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>€3 617.00/m<sup>2</sup></b> |                 |             |

## Representative: Cyprus Sotheby's International Realty

|  |              |            |                                       |
|--|--------------|------------|---------------------------------------|
| Registration number                      | <b>1013</b>  | Email      | <b>info@cyprus-sothebysrealty.com</b> |
| License number                           | <b>517/E</b> | Legal name | <b>ConceptRealty Ltd</b>              |
| Phone: <b>+35726080180, +35797612926</b> |              |            |                                       |

## Price change history

€170 000 on Jan 22, 2026



