

## 2 Bedroom Apartment for Sale in Limassol District

This esteemed residential building is located in the area of Kato Polemidia and presents a supreme opportunity for both homeowners and investors.

Strategically positioned within walking distance to a bustling shopping center, with establishments such as Starbucks, Alpha Mega Supermarket, IKEA, and Jumbo, Q Residence ensures unmatched convenience. It is also a 2 minutes drive from the new planned residential buildings of Cyprus University of Technology (TEPAK- VEREGGARIA), a 5 minutes drive from My Mall Limassol and Casino and just a 10 minutes drive from the Limassol city center. Lastly, it has an unparalleled accessibility to the highway network as this leads to the major towns an...

| Property Info          |           | Plot / Area Info |                     | Additional info  |                           |
|------------------------|-----------|------------------|---------------------|------------------|---------------------------|
| Covered Area           | <b>99</b> |                  |                     | Reference Number | <b>11345</b>              |
| Covered Veranda        | <b>19</b> |                  |                     | Property type    | <b>Apartment</b>          |
| Floor Number           | <b>1</b>  | Parking          | <b>Covered, Yes</b> | Condition        | <b>Under Construction</b> |
| Total Number of Floors | <b>3</b>  |                  |                     | Bathrooms        | <b>2</b>                  |
| Energy Efficiency      | <b>A</b>  |                  |                     |                  |                           |

### Amenities

- Parking

### Location

Region: **Limassol**

Coordinates: **34.69373102 / 32.99820901**

## Price: €270 000 + VAT

VAT for this property is **€13,500** or **€51,300**. 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<br>Price per SQM | <b>None</b><br><b>€2 727.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: RealDeal Estates

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>1311</b>  | Email      | <b>info@realdeal.cy</b>                          |
| License number                           | <b>347/E</b> | Legal name | <b>Esperia Estates (Limassol-Paphos) Limited</b> |
| Phone: <b>+35725255505, +35794001333</b> |              |            |  |

## Price change history

€270 000 on Jan 23, 2026



