

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

This spacious two-bedroom, two-bathroom apartment offers 84 m<sup>2</sup> of internal living space, seamlessly connected to an expansive 28 m<sup>2</sup> covered veranda, ideal for entertaining and outdoor dining. The well-proportioned open-plan kitchen and living area is designed to maximise natural light and create a smooth, natural flow between indoor and outdoor living.



The master bedroom features an en-suite bathroom, while the second bedroom is served by a separate modern bathroom, providing flexibility and comfort for couples, families, or guests. Thoughtful planning ensures that every square metre is used efficiently, enhancing everyday living.

The apartment forms part of an elegant res...

### Property Info

Covered Area	<b>120</b>
Covered Veranda	<b>28</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>4</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>11477</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Limassol - Agios Nektarios      Region: **Limassol**  
**Coordinates: 34.69127425 / 33.043195**

## Price: €630 000 + VAT

VAT for this property is **€31,500** or **€119,700**. 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>€5 250.00/m<sup>2</sup></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>
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## Price change history

€630 000 on Jan 28, 2026





## FIRST FLOOR



GREEN | Verandas  
BLUE | 1 Bed  
BEIGE | 2 Bed  
PINK | 3 Bed