

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

This exceptional, brand-new penthouse occupies the entire 4th and 5th floors and offers a rare combination of privacy, refined design, and high-end living. Designed for those who appreciate comfort and exclusivity, the residence features a private rooftop garden with a swimming pool and panoramic outdoor spaces ideal for both relaxation and entertaining.

The penthouse comprises three elegant bedrooms, including a master bedroom with its own private veranda, four toilets, two shower cabins, and a bathtub. The interior offers a covered area of 134 sq.m., complemented by 55 sq.m. of covered verandas, a 12 sq.m. private garden, and a spacious 100 sq.m. rooftop garden. A separate storag...

### Property Info

Covered Area **189**  
Covered Veranda **55**  
Floor Number **4**  
Energy Efficiency **A**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

### Additional info

Reference Number **241955**  
Property type **Apartment**  
Condition **Brand New**  
Construction Year **2025**  
Bathrooms **4**

### Amenities

### Location

**Location:** Limassol - Agios Nektarios Region: **Limassol**

**Price: €1 300 000 + VAT**

VAT for this property is **€102,556** or **€247,000**. 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>€6 878.00/m<sup>2</sup></b>		

**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**

€1 300 000 on Jan 29, 2026







