

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

Expected to begin construction in the summer of 2026.



For sale is a modern, off plan apartment located in the sought-after area of Agios Nektarios. This spacious unit offers 76 m<sup>2</sup> of internal living space with a smart and practical layout. It features two comfortable bedrooms and two stylish bathrooms, making it ideal for couples, small families, or those seeking a solid investment.

Situated on the second floor of a three-storey building with elevator access, the apartment provides city views and a bright, open atmosphere. Designed for energy efficiency, the property boasts an A-rated energy certificate, ensuring low running costs and a comfortable living environment. Compl...

### Property Info

Covered Area **76**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **29787**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**  
 View **City view**

### Amenities

- Balcony

### Location

**Location:** Limassol - Agios Nektarios  
 Coordinates: **34.689956907315 / 33.04503019108**

Region: **Limassol**

**Price: €435 000 + VAT**

VAT for this property is **€21,750** or **€82,650**. 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>€5 724.00/m<sup>2</sup></b> |                 |             |

**Representative: Kazo Real Estate**

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

**Price change history**

€435 000 on Feb 5, 2026

