

## 2 Bedroom Apartment for Sale in Limassol - Neapolis

This exclusive residential development offers a rare blend of modern sophistication, premium quality, and a prime location. Nestled in the sought-after Neapolis district, just 700 meters from the beach, it provides a refined urban lifestyle with the tranquility of coastal living, all within walking distance of boutiques, gourmet restaurants, and cultural landmarks.



The project features stylish studios, spacious two-bedroom apartments, and exquisite penthouses with private rooftop terraces, offering breathtaking panoramic views. Every residence is designed with meticulous attention to detail, featuring high ceilings, elegant flooring, custom-built wardrobes, and luxurious kitchen cab...

### Property Info

|                        |                    |
|------------------------|--------------------|
| Covered Area           | <b>92</b>          |
| Covered Veranda        | <b>17</b>          |
| Floor Number           | <b>4</b>           |
| Total Number of Floors | <b>4</b>           |
| Furnishing             | <b>Unfurnished</b> |
| Energy Efficiency      | <b>A</b>           |

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>11958</b>     |
| Property type    | <b>Apartment</b> |
| Bathrooms        | <b>1</b>         |

### Amenities

- Parking

### Location

**Location:** Limassol - Neapolis      Region: **Limassol**  
**Coordinates:** **34.68829 / 33.057389**

## Price: €489 000 + VAT

VAT for this property is **€24,450** or **€92,910**. 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>~€16 160.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€5 315.00/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>              |
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## Price change history

€489 000 on Feb 18, 2026



