

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

Elevated above the rhythm of the city, this boutique collection of just six contemporary two-bedroom residences brings a quieter, more refined approach to urban living in Agios Athanasios. Designed for those who value privacy without sacrificing accessibility, the building occupies a serene yet strategic position with effortless highway access and quick connections to the city centre. Each residence is defined by generous proportions and impressive ceiling heights, creating a sense of openness rarely found in compact developments. Expansive thermal aluminium glazing draws in natural light, while Italian-designed kitchens and wardrobes, European ceramic finishes, and semi-solid parqu...

### Property Info

Covered Area	<b>97</b>
Covered Veranda	<b>22</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Unfurnished</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>16510</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**  
 Coordinates: **34.712407 / 33.038301**

## Price: €339 000 + VAT

VAT for this property is **€16,950** or **€64,410**. 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>~€10 160.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 495.00/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>
Phone: <b>+35726080180, +35797612926</b>			

## Price change history

€329 000 on Feb 18, 2026

€339 000 on May 1, 2026





