

## 2 Bedroom Apartment for Sale in Limassol District

For sale is a modern apartment located on the first floor of a three-story building with elevator access, in the desirable area of Agios Spiridon. This completed home offers a comfortable internal space of 95 square meters, featuring two spacious bedrooms and one stylish bathroom. Built in 2025, the apartment is in excellent condition, with contemporary finishes throughout. 

### FEATURES

- Large covered veranda
- Gated Entrance
- Guest WC
- Covered Parking
- Large Storeroom

Agios Spiridon is a well-established neighborhood known for its convenient access to both the city and surrounding areas. Residents enjoy close proximity to the highway, making travel easy...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>95</b>	Plot area	<b>1042</b>	Reference Number	<b>32846</b>
Air Conditioning	<b>All rooms, Yes</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
				Condition	<b>Pre-Owned</b>
				Bathrooms	<b>1</b>

### Amenities

- Guest WC

### Location

Region: **Limassol**  
 Coordinates: **34.66464639234 / 33.008708831493**

## Price: €310 000 + VAT

VAT for this property is **€15,500** or **€58,900**. 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>~€9 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 263.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€310 000 on Feb 18, 2026









