


## 2 Bedroom Apartment for Sale in Limassol - Agia Fyla

For sale: Modern 2-bedroom apartment under construction in the sought-after area of Agia Fyla. This well-designed property offers a total internal space of 92 m<sup>2</sup>, with spacious living and dining areas perfect for comfortable, contemporary living. Large windows flood the home with natural light and provide stunning panoramic views of the city, surrounding mountains, countryside, and even the sea. 

Agia Fyla is a popular residential area known for its peaceful environment and easy access to the city. It is a location that combines the beauty of nature with the convenience of urban living. Residents enjoy close proximity to the highway and essential amenities such as shops, schools, a...

### Property Info

Covered Area	<b>92</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>30201</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>
View	<b>Sea view</b>

### Amenities

- Gym

### Location

**Location:** Limassol - Agia Fyla  
**Coordinates:** **34.716203629304 / 33.024848571262**

Region: **Limassol**

## Price: €563 000 + VAT

VAT for this property is **€28,150** or **€106,970**. 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>€6 120.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

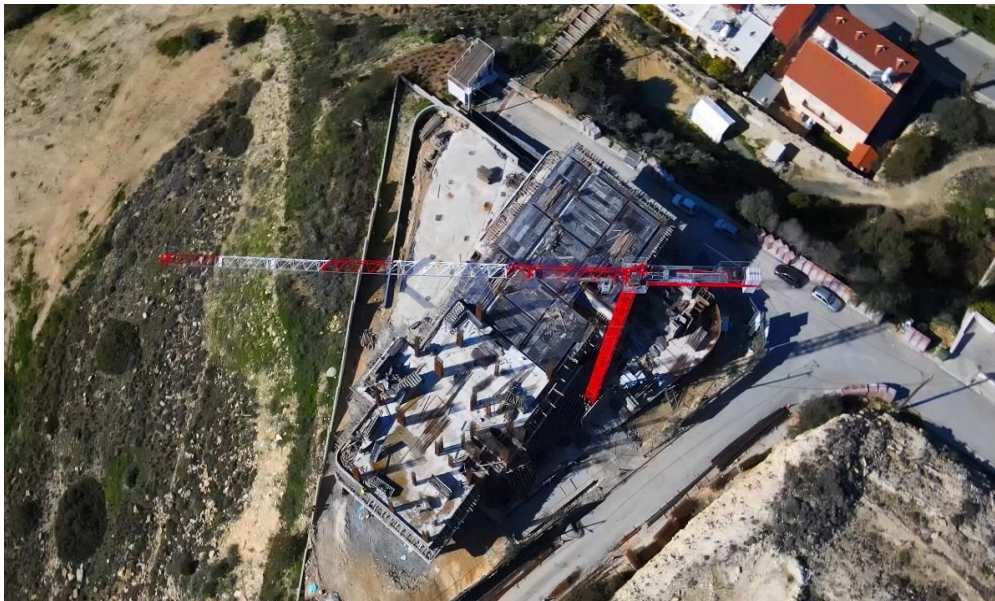
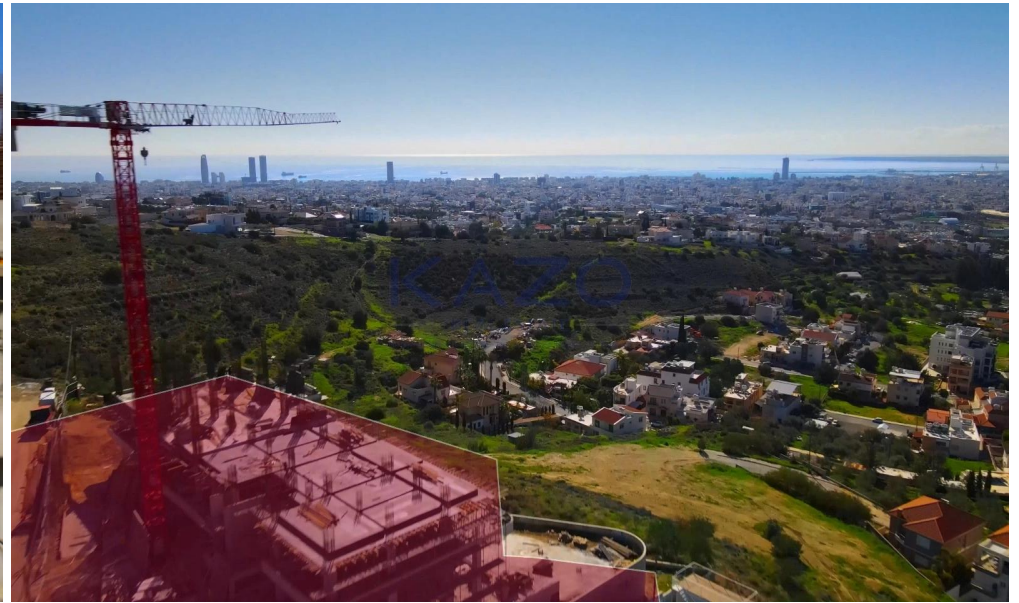
Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€536 000 on Mar 7, 2026

€563 000 on Apr 3, 2026














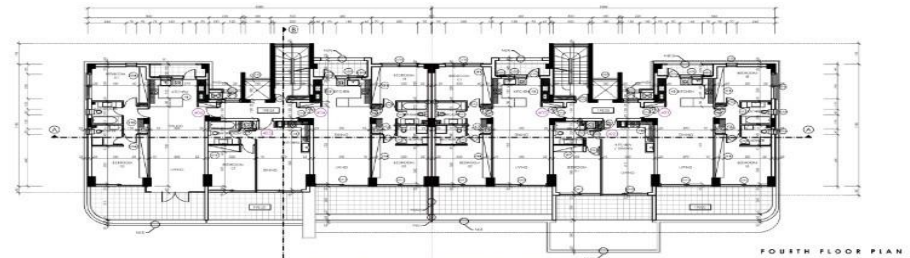
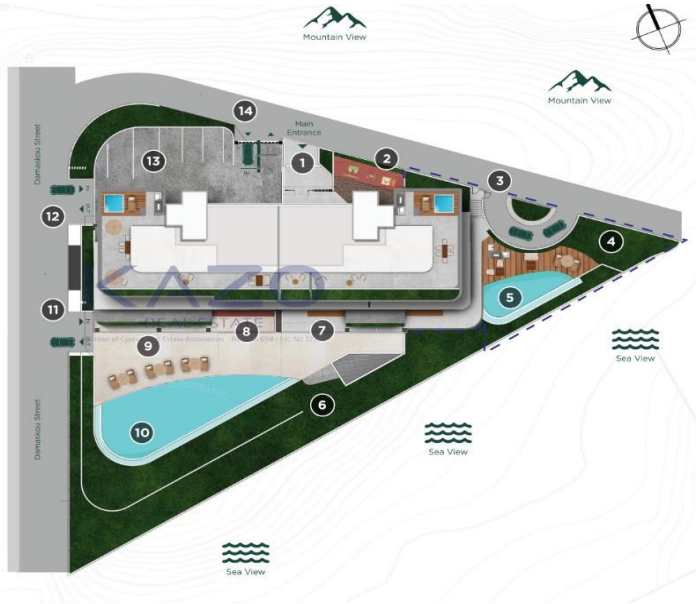




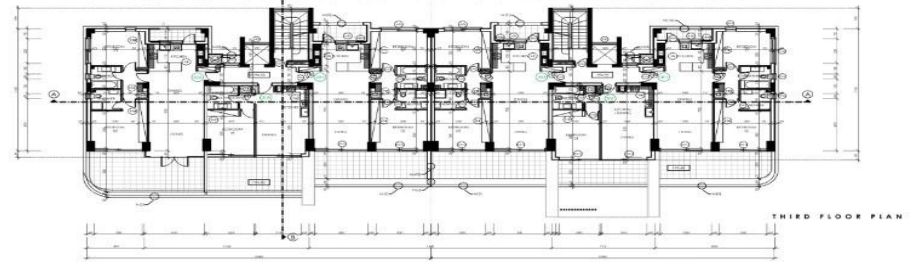
## MASTERPLAN

1. Main Entrance
2. Kids play zone
3. Villa private parking entrance
4. Villa zone
5. Villa swimming pool
6. Mediterranean trees garden
7. Spa area (Sauna, Hammam, Massage Room)
8. Gym zone
9. Pool lounge area
10. Infinity pool
11. Underground Parking entrance level -2
12. Underground Parking entrance level -1
13. Guest parking
14. Entrance to guest parking

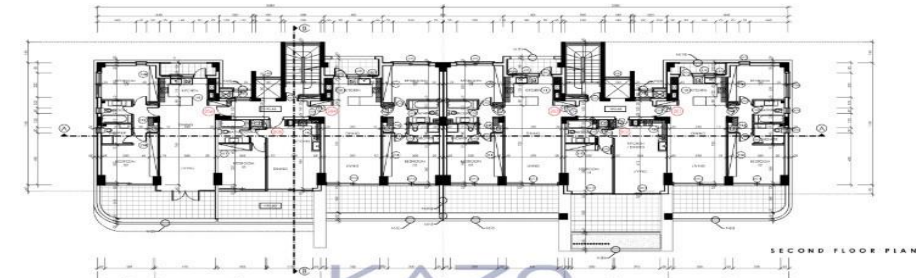
-  Spa area
-  Gym Zone
-  Private Villas



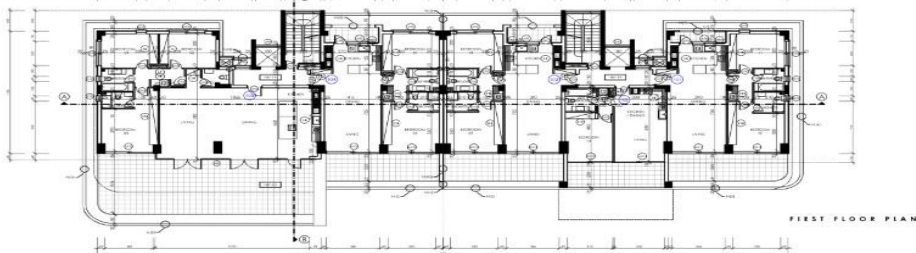
FOURTH FLOOR PLAN



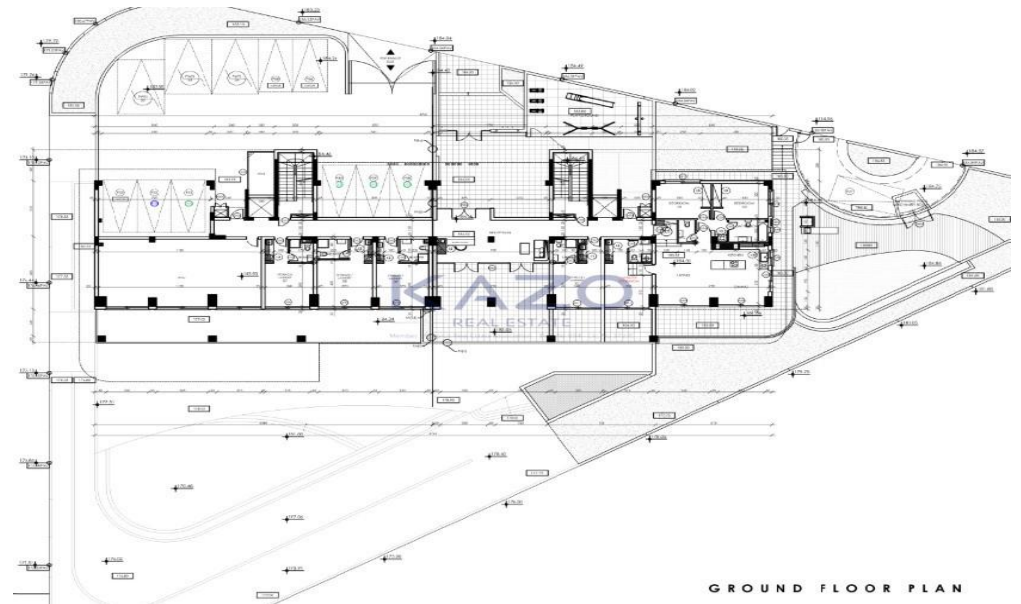
THIRD FLOOR PLAN



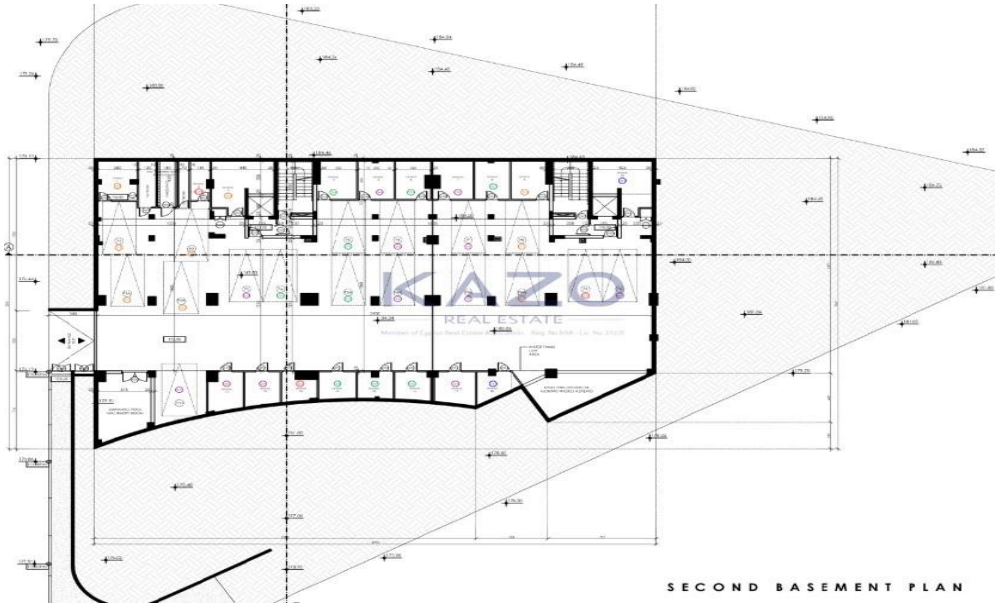
SECOND FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN



SECOND BASEMENT PLAN



FIFTH FLOOR PLAN



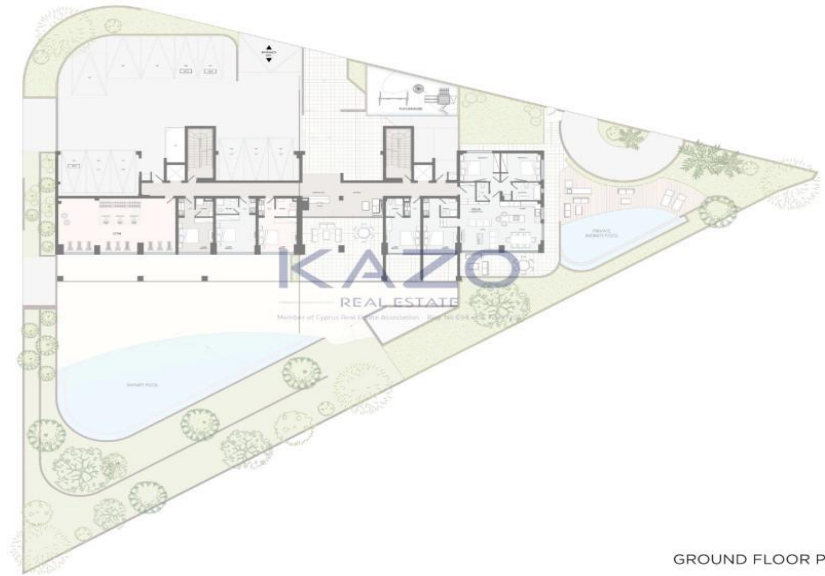
FOURTH FLOOR PLAN



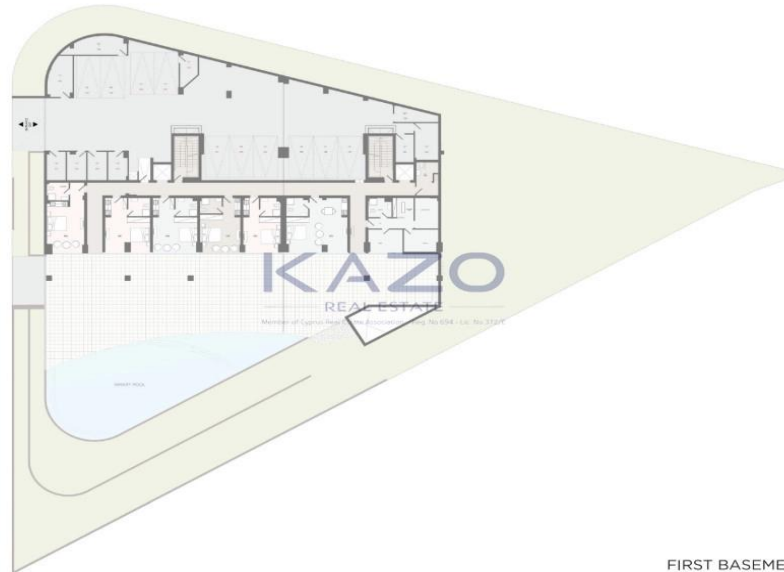
THIRD FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN



FIRST BASEMENT PLAN

