

## 2 Bedroom Apartment for Sale in Limassol - Marina

A unique opportunity presents itself with the resale apartment at Nerides Residences, located within the prestigious Limassol Marina. This beautiful  two-bedroom apartment offers stunning sea views of the marina and the surrounding sea. With its prime location and luxurious development, it represents an exclusive opportunity to own a coveted property in Cyprus. Immerse yourself in the opulence and sophistication of this residence, where every detail has been meticulously designed to provide the utmost in style and comfort. Don't miss out on the chance to own this exceptional apartment with breathtaking sea views in the renowned Limassol Marina.

On site supermarket offers delivery...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>85</b>			Reference Number	<b>16558</b>
Furnishing	<b>Furnished</b>	Pool	<b>Yes</b>	Property type	<b>Apartment</b>
Heating	<b>Underfloor Heating, Yes</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Pre-Owned</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>1</b>
				View	<b>Sea view</b>

Amilities	Location	Region
• Balcony	<b>Location:</b> Limassol - Marina Coordinates: <b>34.669017142086 / 33.039056308984</b>	<b>Limassol</b>

## Price: €1 060 000 + VAT

VAT for this property is **€53,000** or **€201,400**. 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 Price per SQM	<b>~€39 000.00</b> <b>€12 471.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
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## Price change history

€1 250 000 on Oct 25, 2023

€1 060 000 on Jan 20, 2024











