

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

For sale is a modern, off-plan apartment in the highly sought-after area of Agios Athanasios. This spacious property offers an internal area of 84 m<sup>2</sup> and is thoughtfully designed, featuring 2 comfortable bedrooms and 2 sleek bathrooms. Situated on the first floor of a three-story building with an elevator, this apartment is ideal for easy everyday living. 

Agios Athanasios is known for its vibrant community, combining peaceful residential neighborhoods with convenient access to shops, schools, and restaurants. The area benefits from excellent connections to the highway, making commutes quick and easy, while providing all the amenities you need close by. Residents can enjoy serene s...

### Property Info

Covered Area **84**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Yes**  
 Parking **Covered, Yes**

### Additional info

Reference Number **30447**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**  
 View **Sea view**

### Amenities

- BBQ zone

### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
 Coordinates: **34.713429306532 / 33.052331148917**

## Price: €430 000 + VAT

VAT for this property is **€21,500** or **€81,700**. 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>€5 119.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
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## Price change history

€430 000 on Mar 27, 2026





