


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

Set in the prestigious Columbia area of Limassol, this boutique three-storey residential development offers a refined interpretation of modern urban living, combining privacy, contemporary design, and a highly desirable coastal location just moments from Dasoudi Beach. 

The project comprises a limited collection of seven residences, including one-, two-, and three-bedroom apartments, along with an exclusive penthouse occupying the entire top floor. Each residence is thoughtfully designed with open-plan layouts and expansive verandas, creating a seamless connection between indoor and outdoor living while maximising light and space.

Particular attention has been given to comfort ...

### Property Info

|                        |                                |
|------------------------|--------------------------------|
| Covered Area           | <b>106</b>                     |
| Covered Veranda        | <b>24</b>                      |
| Uncovered Veranda      | <b>7</b>                       |
| Floor Number           | <b>1</b>                       |
| Total Number of Floors | <b>3</b>                       |
| Furnishing             | <b>Unfurnished</b>             |
| Energy Efficiency      | <b>A</b>                       |
| Heating                | <b>Underfloor Heating, Yes</b> |

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

|                  |                           |
|------------------|---------------------------|
| Reference Number | <b>16956</b>              |
| Property type    | <b>Apartment</b>          |
| Condition        | <b>Under Construction</b> |
| Bathrooms        | <b>2</b>                  |

### Amenities

- Parking

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**  
 Coordinates: **34.701143 / 33.07507**

## Price: €457 000 + VAT

VAT for this property is **€22,850** or **€86,830**. 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>€4 311.00/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>              |
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## Price change history

€457 000 on Apr 1, 2026



