


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

A modern 2-bedroom penthouse set within an exclusive boutique development of just six eco-friendly residences, offering privacy, comfort, and elevated living in one of Limassol's most desirable areas. 

Positioned on an elevated plot, the penthouse enjoys unobstructed panoramic views of the city and the Mediterranean Sea. The south-facing orientation ensures abundant natural light throughout, while spacious interiors and large verandas create a seamless indoor-outdoor living experience.

Designed with a focus on quality and sustainability, the property is built using advanced construction methods and energy-efficient technologies, delivering long-term value and everyday com...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>107</b>
Covered Veranda	<b>22</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>

Reference Number	<b>12870</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Construction Year	<b>2024</b>
Bathrooms	<b>3</b>
View	<b>City view</b>

### Amenities

### Location

- Roof Garden

**Location:** Limassol - Agia Fyla  
**Coordinates:** **34.70634013 / 33.015064**

Region: **Limassol**

## Price: €509 250 + VAT

VAT for this property is **€25,463** or **€96,758**. 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>€4 759.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€509 250 on Apr 12, 2026



