


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

A modern 2-bedroom penthouse located in one of Limassol's most desirable residential areas, offering a refined blend of serenity, sophistication, and contemporary living. 

The property features a bright and well-designed layout with an open-plan living and dining area, enhanced by large windows that allow for abundant natural light and open views. The kitchen is modern and functional, seamlessly integrated into the living space. Both bedrooms are well-proportioned, providing comfort, privacy, and a relaxing atmosphere.

A key highlight of the penthouse is the private roof terrace, offering additional outdoor living space ideal for relaxing, entertaining, or enjoying panorami...

### Property Info

Covered Area	<b>89</b>
Covered Veranda	<b>11</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>

### Plot / Area Info

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

### Additional info

Reference Number	<b>13097</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>
View	<b>City view</b>

### Amenities

- Roof Garden

### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
**Coordinates: 34.71051187 / 33.05570483**

## 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>€4 831.00/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

€430 000 on Apr 20, 2026



