

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

This contemporary 2-bedroom apartment blends elegant architecture with functional living. Located in a premier residential community in Agios Athanasios, it offers a bright, well-planned layout designed for modern comfort and a peaceful lifestyle.



### Key Features:

- 2-bedroom layout designed for privacy and natural light
- Bright open-plan living and dining area
- Modern integrated kitchen
- High-quality finishes and contemporary design
- Functional spaces optimized for comfort

### Development Amenities:

- Private gym and barbecue area
- Landscaped communal gardens
- Children's play area
- Secure parking

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Property Info		Plot / Area Info		Additional info	
Covered Area	<b>92</b>			Reference Number	<b>13138</b>
Covered Veranda	<b>11</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Floor Number	<b>3</b>			Bathrooms	<b>2</b>
Total Number of Floors	<b>3</b>				

### Amenities

- Parking

### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
**Coordinates: 34.71117334 / 33.05730345**

## Price: €400 000 + VAT

VAT for this property is **€20,000** or **€76,000**. 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>~€12 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 348.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
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## Price change history

€400 000 on Apr 23, 2026





