


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

Located in one of Limassol's most sought-after residential areas, just a short walk from Dasoudi Beach, this boutique residential development offers  a refined balance between coastal lifestyle and urban convenience.

The project comprises a limited collection of two-bedroom residences, complemented by an exclusive penthouse, creating a private and well-structured living environment. Each residence is designed with open-plan layouts, generous verandas, and a strong emphasis on natural light, enhancing both comfort and functionality in everyday living.

Architecturally, the building is defined by elegant clean lines and carefully selected finishes, while panoramic glazing reinfo...

### Property Info

Covered Area	<b>107</b>
Covered Veranda	<b>18</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>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **17250**  
Property type **Apartment**

### Amenities

- Parking

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**  
Coordinates: **34.693874 / 33.072415**

## Price: €830 000 + VAT

VAT for this property is **€41,500** or **€157,700**. 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>~€29 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 757.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€830 000 on Apr 23, 2026

