


2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Introducing a stunning 2-bedroom apartment located on the 1st floor of a contemporary development in the prestigious Agios Athanasios area of Limassol. Combining modern design, generous outdoor space, and beautiful sea views, this property is ideal for comfortable living or a high-potential investment. 

The apartment offers a total covered area of 100.8 sqm, with a well-designed internal space of 80.3 sqm that maximizes functionality and natural light. A covered veranda of 20.5 sqm extends the living area, while the impressive 42.9 sqm uncovered veranda provides exceptional outdoor space—perfect for entertaining, relaxing, or enjoying the sea view.

Inside, the property feat...

Property Info

Covered Area **100.8**
 Furnishing **Unfurnished**
 Air Conditioning **All rooms, Yes**

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number **33406**
 Property type **Apartment**
 Condition **Brand New**
 Bathrooms **2**
 View **Sea view**

Amenities

- Balcony

Location

Location: Limassol - Agios Athanasios Region: **Limassol**
 Coordinates: **34.71197 / 33.068591**

Price: €440 000 + VAT

VAT for this property is **€22,000** or **€83,600**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 400.00/m²		

Representative: FOX

Registration number	488	Email	info@foxrealty.com.cy
License number	344/E	Legal name	FOX Smart Estate Agency Network Ltd
Phone: +35726940150, +35725267777, +35725760781			

Price change history

€440 000 on Apr 26, 2026



