


## 3 Bedroom Apartment for Sale in Trachoni Lemesou, Limassol District

A modern 3-bedroom apartment located near Trachoni Community Park and MyMall Limassol, offering comfort, convenience, and strong investment potential. 

The property provides easy access to amenities and includes a covered parking space. Designed with energy efficiency and modern living in mind, it features quality materials and contemporary specifications throughout.

### Key Features:

- 3-bedroom apartment
- Near Trachoni Community Park & MyMall Limassol
- Easy access to amenities
- Covered parking space
- Strong investment potential

### Specifications:

- Energy Performance Certificate A
- Thermal facade system

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### Property Info

Covered Area	<b>107</b>
Covered Veranda	<b>11</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

### Additional info

Reference Number	<b>13577</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

- Elevator

### Location

**Location:** Trachoni Lemesou  
**Coordinates:** **34.65665114 / 32.96654821**

Region: **Limassol**

## Price: €270 000 + VAT

VAT for this property is **€13,500** or **€51,300**. 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>~€7 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 523.00/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

€270 000 on May 14, 2026

