

# 2 Bedroom Flat For Sale

**€269,000 Negotiable**

Limassol City Centre, Limassol

## Key Facts

- 2 Beds
- 1 Bath
- 60 m<sup>2</sup> Covered Area
- 4 m<sup>2</sup> Covered Verandas
- Title Deed: Available

**ID: 39009**



## Indoor Features

- Fitted Kitchen
- Mezzanine
- Open-plan
- Pressurised Water System
- Provision for Air Conditioning
- Unfurnished
- Water Heater
- EPC Energy Class: Pending

## Outdoor Features

- Barbecue area
- On Street Parking
- Solar System

## Description

Excellent Investment Opportunity!

Brand New Spacious 2 Bedroom Ground Floor Apartment For Sale in Limassol City Center, with No VAT!

Positioned in the heart of Limassol, within its dynamic and historic environment

An exceptional range of amenities are within walking distance

In addition, the promenade, Anexartisias Street, and the marina are just a short walk away!

Ground Floor and Mezzanine

2 Bedrooms

1 Bathroom

60m<sup>2</sup> of Net Indoor area

4m<sup>2</sup> of Covered Veranda

Nearby public parking

Provisions for A/C

Pressurized water system

Fitted Kitchen

Fitted Wardrobes

Open Plan

Modern Design

Quality materials and finishes

BBQ Area

Delivery Time: June 2026

It has the potential to generate a yield of between 6% - 8%

This apartment is a captivating investment opportunity

It is suitable for permanent living, a holiday home, or student accommodation!

Contact us for full information and a private viewing!





