

3 Bedroom House for Sale in Limassol - Agios Athanasios

Nestled in an idyllic location with stunning views of the glistening Mediterranean Sea, this exclusive collection of luxury villas offers an unparalleled living experience. Designed for those who seek both tranquility and proximity to vibrant city life, each villa is a masterpiece of modern architecture, blending seamlessly with its natural surroundings.



Plot Size: 402 sqm

Total Covered Area: 402 sqm

Basement: 133 sqm

Ground Floor: 101 sqm (Covered Area)

Covered Verandas: 54 sqm Uncovered Verandas: 60 sqm

First Floor: 92 sqm (Internal Covered Area)

Covered Parking: 22 sqm Features & Amenities:

Distinctive Design: Each villa...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------|--------------------------------|------------------------------|--------------|------------------|------------------|
| Covered Area | 402 | Diet area | AFF | Reference Number | 17616 |
| Furnishing | Unfurnished | Plot area Pool Parking | 455 Yes | Property type | House |
| Heating | Underfloor Heating, Yes | | Yes | Condition | Brand New |
| Air Conditioning | All rooms, Yes | | Covered, Yes | Bathrooms | 3 |



Location

Guest WC

Location: Limassol - Agios Athanasios Region: **Limassol**

Coordinates: 34.719940796479 / 33.051019126984



Price: €1 950 000 + VAT

VAT for this property is €268,634 or €370,500. 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 | | None Common expenses | | None |
|-----|----------|---------------|----------------------|-----------------|------|
| | | Price per SOM | €4 851.00/m² | Common expenses | None |

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

€1 610 000 on Dec 24, 2023 €1 700 000 on Feb 5, 2024 €1 950 000 on Nov 18, 2025













