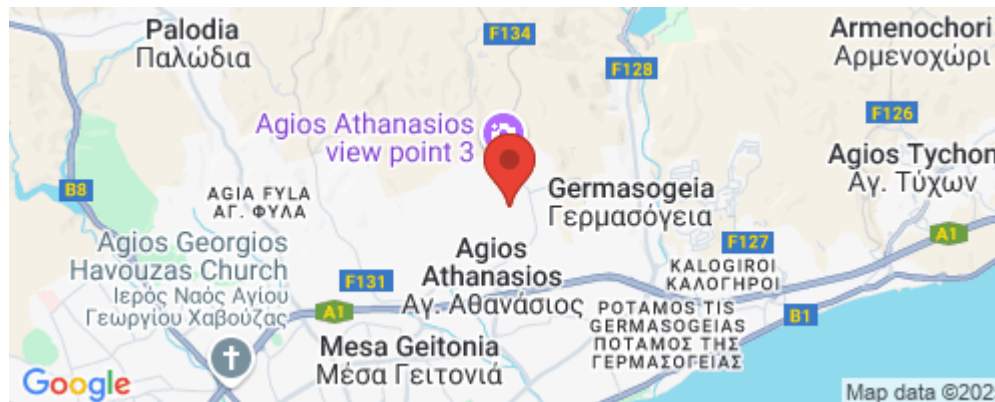


### 3 Bedroom Apartment for Sale in Limassol - Agios Athanasios

This exquisite penthouse sets a new standard for luxury living, offering an exclusive residential experience in one of Limassol’s most prestigious neighborhoods. Designed with impeccable attention to detail, it boasts modern architecture, high-end finishes, and a seamless blend of elegance and comfort. Residents enjoy unparalleled convenience with easy access to upscale amenities, fine dining, and the vibrant city life, making this apartment a perfect choice for those seeking refined coastal living in Limassol.



#### Property Info

Covered Area **163**  
 Furnishing **Unfurnished**  
 Energy Efficiency **A**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **7426**  
 Property type **Apartment**  
 Condition **Under Construction**  
 Bathrooms **3**

#### Amenities

#### Location

**Location:** Limassol - Agios Athanasios    Region: **Limassol**  
 Coordinates: **34.7194717 / 33.0627024**

## Price: €835 000 + VAT

VAT for this property is **€51,073** or **€158,650**. 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>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€5 123.00/m<sup>2</sup></b> |                 |             |

## Representative: M Residence

|  |              |            |                             |
|--|--------------|------------|-----------------------------|
| Registration number                      | <b>791</b>   | Email      | <b>hello@mresidence.com</b> |
| License number                           | <b>363/E</b> | Legal name | <b>N/A</b>                  |
| Phone: <b>+35722261516, +35770087600</b> |              |            |                             |

## Price change history

€715 000 on Mar 15, 2024

€835 000 on Mar 25, 2025

