

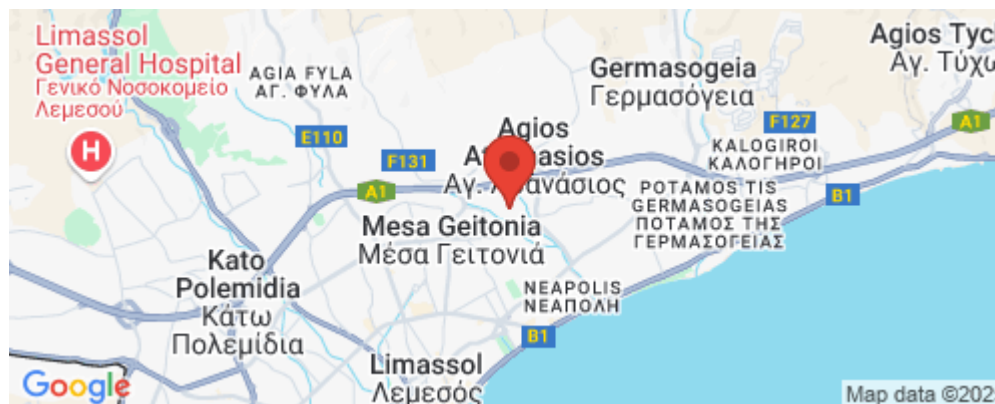
## 3 Bedroom House for Sale in Limassol - Agios Athanasios

Three-bedroom house for sale in Agios Athanasios, Limassol. A luxury 2-storey house with private swimming pool, located in a quiet residential area in Agios Athanasios, next to Jumbo, surrounded by amenities. Internal Area: 138m2, plot size: 218m2. Covered Verandas: 18sqm.

The house consists of an open-plan kitchen, living and dining space, 3 bedrooms, 2 bathrooms and a guest toilet. Parking space and storage included.

The house is key ready, equipped with smart home technology.

No VAT!



### Property Info

Covered Area **138**  
 Energy Efficiency **N/A**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **218**  
 Pool **Yes**  
 Parking **Covered, Yes**

### Additional info

Reference Number **52864**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **2**

### Amenities

- Storage room

### Location

**Location:** Limassol - Agios Athanasios

Region: **Limassol**

Coordinates: **34.702433105622 / 33.055599039628**

## Price: €620 000 + VAT

VAT for this property is **€31,000** or **€117,800**. 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>~€21 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 493.00/m<sup>2</sup></b>		

## Representative: NCH Real Estate

Registration number	<b>1146</b>	Email	<b>info@nchrealestate.com</b>
License number	<b>571/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722424203, +35777770532</b>			

## Price change history

€620 000 on Jun 13, 2024





