

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

For sale: This modern penthouse apartment offers a spacious internal area of 178 m<sup>2</sup> and is ready for you to move in. Located in the sought-after Green Area of Germasoyeia, this property provides beautiful surroundings and a peaceful environment, perfect for families and professionals looking for convenience and comfort. 

The apartment features three well-sized bedrooms and one modern bathroom. The open-plan living space is designed to maximize natural light, creating a bright and welcoming atmosphere throughout the home. Finished in 2025, the property benefits from energy efficiency class A, helping you save on utility costs while enjoying modern comforts.

Residents of this ...

#### Property Info

Covered Area **178**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Pool **Yes**  
 Parking **Uncovered, Yes**

#### Additional info

Reference Number **21248**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **1**

#### Amenities

- Guest WC

#### Location

**Location:** Limassol - Agios Athanasios  
 Region: **Limassol**  
 Coordinates: **34.72001901893 / 33.068615752191**

## Price: €1 390 000 + VAT

VAT for this property is **€100,111** or **€264,100**. 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>€7 809.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€450 000 on Jul 1, 2024  
 €1 390 000 on Nov 29, 2024



