

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

Plot Size: 573 sqm | Covered Area: 300 sqm

Upper Floor:

2 large bedrooms with queen-size beds and verandas

1 bedroom with two single beds and a veranda

2 spacious bathrooms with attic storage

Ground Floor:

Guest WC

4 living rooms, 2 dining rooms

Fireplace

Fully equipped kitchen with new appliances

Flexible space for an extra bedroom, office, or studio with its own entrance

Outdoor Features:

Large garden with two seating areas

BBQ area

Pool with sunbeds and outdoor shower

Parking: 3 spaces

This villa offers luxurious, spacious living with modern amenities and flexible options, making it ...

### Property Info

Covered Area	<b>300</b>
Furnishing	<b>Furnished</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>573</b>
Pool	<b>Private, Yes</b>

### Additional info

Reference Number	<b>53528</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>1991-2000</b>
Bathrooms	<b>2</b>

- Garden

**Location**

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

## Price: €3 600 000 + VAT

VAT for this property is **€432,000** or **€684,000**. 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>~€140 600.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€12 000.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€3 600 000 on Aug 31, 2024







