

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

Two-story house with yard in Agios Athanasios area, Limassol.

This two-story house features a small studio in the basement and offers spacious living areas.

The ground floor includes an open-plan living room, kitchen, guest toilet, and a staircase leading to both the basement and the first floor.

The first floor features a small kitchen, 1 en-suite bedroom, 3 additional bedrooms, and a bathroom.

Covered area 255 sq.m.
Balcony 25 sq.m.
Covered verandas 30 sq.m.
Basement studio 30 sq.m.
Engine room 5 sq.m.
Pilot house 51 sq.m.

Property Info		Plot / Area Info		Additional info		
				Reference Number	53832	
				Property type	House	
Covered Area	265	Plot area	368	Condition	Pre-Owned	
				Construction Year	1991-2000	
				Bathrooms	2	

## Amenities Location

• Garden Location: Limassol - Agios Athanasios Region: Limassol



**Price: €680 000 + VAT** 

VAT for this property is €75,313 or €129,200. 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	Title transfer fee	~€23 800.00		None
Title deed	Has Title	Price per SQM	€2 566.00/m <sup>2</sup>	Common expenses	None

## **Representative: 1st Class Homes**

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## **Price change history**

€650 000 on Oct 24, 2024 €680 000 on Apr 10, 2025









