

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

A new complex in the hills of the Panthea district, Limassol. The modern project is located near the prestigious private schools of the city, with convenient access to the highway, a 10-minute drive from the beaches and the business part of the city.

This is an ideal home for those who appreciate a refined life, as well as for buyers who want to invest in promising real estate in prestigious locations.



Available 3 bedroom apartment on the ground floor with its own private plot 300 sq.m.

Delivery 2025/07

### Property Info

|                        |            |
|------------------------|------------|
| Covered Area           | <b>116</b> |
| Total Number of Floors | <b>4</b>   |
| Energy Efficiency      | <b>A</b>   |

### Plot / Area Info

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>1232</b>               |
| Property type     | <b>Apartment</b>          |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2024</b>               |
| Bathrooms         | <b>2</b>                  |

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**  
**Coordinates:** **34.715705 / 33.045683**

## Price: €630 000 + VAT

VAT for this property is **€31,500** or **€119,700**. 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>€5 431.00/m²</b> |                 |             |

## Representative: MySpace

|                                   |              |            |  |
|-----------------------------------|--------------|------------|--|
| Registration number               | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                    | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: +35795129336, +35799409010 |              |            |  |

## Price change history

€630 000 on Sep 21, 2023



## GROUND FLOOR





