

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

For sale is a stunning detached house in the desirable area of Agios Athanasios. This modern home offers a spacious internal area of 296 square meters, perfectly designed for comfortable living. With three well-appointed bedrooms and four bathrooms, this property is ideal for families seeking both space and privacy.



Agios Athanasios is known for its beautiful landscape, vibrant community, and excellent amenities. Residents enjoy easy access to local shops, schools, and parks, making it a wonderful place to call home. The area boasts a peaceful atmosphere while still being close enough to the bustling city, offering the best of both worlds.

This house is designed with energy ...

Property Info		Plot / Area Info		Additional info	
				Reference Number 24933	
Covered Area	296	Plot area	840	Property type	House
Heating	<b>Underfloor Heating, Yes</b>	Pool	Yes	Condition	<b>Brand New</b>
Air Conditioning	All rooms, Yes	Parking	Covered, Yes	Bathrooms	4
				View	City view

Amenities

• Guest WC

Location: Limassol - Agios Athanasios Region: Limassol

Coordinates: 34.718980993862 / 33.059111730642



Price: €1 400 000 + VAT

VAT for this property is €166,676 or €266,000. 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 Excl	Freducia	Title transfer fee	None	Common ovnoncos	None
	Excluded	Price per SOM	€4 730.00/m <sup>2</sup>	Common expenses	

## **Representative: Kazo Real Estate**

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## **Price change history**

€1 400 000 on Dec 12, 2024









