

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

Four-Bedroom House with High-Spec Finishes in Agios Athanasios, Limassol 

This four-bedroom house offers a sophisticated living experience in one of Limassol’s most sought-after residential areas—Agios Athanasios. Currently under development, the property is designed with exceptional attention to energy efficiency, construction quality, and contemporary aesthetics.

The home features a spacious open-plan layout with distinct living, dining, and kitchen areas, ideal for modern family living. Expansive windows bring in natural light and connect the interior to outdoor terraces and garden space, offering a comfortable balance between indoor elegance and outdoor leisure.

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### Property Info

Covered Area	<b>315</b>
Energy Efficiency	<b>A</b>
Heating	<b>Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area **266**

### Additional info

Reference Number	<b>33072</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2027</b>
Bathrooms	<b>2</b>

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Athanasios

Coordinates: **34.716832132 / 33.040046652163**

Region: **Limassol**

## Price: €695 000 + VAT

VAT for this property is **€85,717** or **€132,050**. 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>€2 206.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€645 000 on Sep 21, 2023

€695 000 on Dec 14, 2023

