

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

- 3 bedrooms
- 2 W/C
- Internal Area 156.2m<sup>2</sup>
- Covered Verandas 89.6m<sup>2</sup>
- Communal Swimming Pool
- Gym & Spa
- Underfloor central heating
- Concealed A/C units



### Property Info

Covered Area  
Heating

**156**  
**Underfloor Heating, Yes**

### Plot / Area Info

Pool  
Parking

**Yes**  
**Covered, Yes**

### Additional info

Reference Number **10185**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **2**  
View **Sea view**

### Amenities

- Gym

### Location

**Location:** Limassol - Agios Athanasios  
Coordinates: **34.708034956761 / 33.050781805212**

Region: **Limassol**

## Price: €2 440 000 + VAT

VAT for this property is **€135,138** or **€463,600**. 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>€15 641.00/m<sup>2</sup></b> |                 |             |

## Representative: Kadis Estates

|                            |             |            |                          |
|----------------------------|-------------|------------|--------------------------|
| Registration number        | <b>506</b>  | Email      | <b>info@kadis.com.cy</b> |
| License number             | <b>62/E</b> | Legal name | <b>N/A</b>               |
| Phone: <b>+35722344842</b> |             |            |                          |

## Price change history

€2 440 000 on Feb 8, 2025







