

3 Bedroom House for Sale in Limassol - Agios Athanasios

For sale is a stunning villa currently under construction, set to be completed in 2027. This modern home offers an impressive internal space of 185 square meters, thoughtfully designed for comfortable living. It features three spacious bedrooms and two stylish bathrooms, making it perfect for families or those wanting extra space.



Nestled in the desirable area of Agios Athanasios, this villa is surrounded by a tranquil environment, yet just a short drive from the vibrant amenities of the city. Residents enjoy access to beautiful parks, excellent schools, and a range of shops and restaurants. The area is known for its serene atmosphere and welcoming community, ideal for both relaxat...

Property Info

Covered Area	185
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Amenities

- Elevator

Location

**Location:** Limassol - Agios Athanasios  
**Coordinates:** 34.727568047113 / 33.064111315701

Plot / Area Info

Plot area	420
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	25680
Property type	House
Condition	Brand New
Bathrooms	2

Region: **Limassol**

## Price: €1 485 000 + VAT

VAT for this property is **€113,582** or **€282,150**. 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>€8 027.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€1 485 000 on Mar 22, 2025

