

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

For sale: a modern villa under construction in the desirable area of Agios Athanasios. This impressive property offers a spacious internal area of 284  m<sup>2</sup> and is designed for luxurious living. With five well-sized bedrooms and three bathrooms, this home is perfect for families or those seeking comfort and style.

Set on a large plot, this villa will feature a private swimming pool, ideal for relaxation and entertainment. Additional highlights include a basement, an elevator for easy access, a central air conditioning system, and underfloor heating, ensuring comfort throughout the year.

Agios Athanasios is a thriving community known for its stunning views, beautiful nature, an...

### Property Info

Covered Area	<b>284</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>625</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>25683</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Athanasios  
**Coordinates:** **34.727453416818 / 33.064068400357**

Region: **Limassol**

## Price: €2 750 000 + VAT

VAT for this property is **€319,155** or **€522,500**. 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>€9 683.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
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## Price change history

€2 750 000 on Mar 22, 2025

