

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

Brand new directly from the developer. In one of the most prestigious areas of Limassol (Agios Athanasios) . Easy access to highway and city center. 4 Bed rooms – Huge apartment of 240sqm internal areas + garden with bbq area + veranda. Private elevator for the two floors of the apartment. High quality finishes including hidden lights , spot lights, two kitchens and spacious 4 bed rooms. Option for 5 percent vat application . Call for schedule a viewing. 

### Property Info

|                   |                    |
|-------------------|--------------------|
| Covered Area      | <b>246</b>         |
| Covered Veranda   | <b>8.6</b>         |
| Uncovered Veranda | <b>53</b>          |
| Furnishing        | <b>Unfurnished</b> |
| Energy Efficiency | <b>A</b>           |
| Air Conditioning  | <b>Yes</b>         |

### Plot / Area Info

Parking **Yes**

### Additional info

|                   |                  |
|-------------------|------------------|
| Property type     | <b>Apartment</b> |
| Condition         | <b>Brand New</b> |
| Construction Year | <b>2025</b>      |
| Bathrooms         | <b>3</b>         |
| View              | <b>Sea view</b>  |

### Amenities

- Air Conditioning
- Balcony
- BBQ zone
- Elevator
- Garden
- Guest WC
- Heating
- Parking
- Storage room

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

Coordinates: **34.72004 / 33.06017**

## Price: €570 000 + VAT

VAT for this property is **€59,641** or **€108,300**. 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> |
| Title deed | <b>Has Title</b> | Price per SQM      | <b>€2 317.00/m<sup>2</sup></b> |                 |             |

## Price change history

€570 000 on Mar 24, 2025





