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## **3** Bedroom House for Sale in Limassol - Agios Athanasios

Reference ID: #SA36253Price details: €560,000Semi-detached house for sale in Agios Athanasios. This beautiful house, built in 2013 and extensively renovated in January 2025. It offers a perfect blend of contermporary living and comfort. Located in a prime area, below the highway, the property is ideally situated close to all amenities, offering both privacy and convenience. Key Features:Total covered area: 161 sq.m 3 bedrooms, including a master en-suiteOpen plan kitchen, living room, and dining areasA versatile attic that can be used for extra storage Covered and uncovered verandas Electric garage door Air conditioning units for both heating and cooling in the living room and b...

#### **Property Info**

Plot / Area Info

Covered Area **161** Total Number of Floors **2** 

AGIA FYLA Germasogeia ΑΓ. ΦΥΛΑ Γερμασόγεια Limassol Agios General Hospita anasios ενικό Νοσοκομείο POTAMOS TIS Αγ. Αθανάσιος GERMASOGEIAS Λεμεσού ΠΟΤΑΜΟΣ ΤΗΣ Mesa Geitonia ΓΕΡΜΑΣΟΓΕΙΑΣ Μέσα Γειτονιά Kato Polemidia Limassol Zoo e Κάτω Ζωολογικός Limassol Πολεμίδια Κήπος Λεμεσού Λεμεσός Map data ©2025

#### **Additional info**

Reference Number SA36253		
Property type	House	
Condition	<b>Pre-Owned</b>	
Construction Year	2013	
Bathrooms	2	

Amenities Location

Location

Location: Limassol - Agios Athanasios Coordinates: 34.704415081896 / 33.051357766122

Region: Limassol



### Price: €560 000 + VAT

VAT for this property is €33,357 or €106,400. 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	Excluded	Title transfer fee Price per SQM	~€19 000.00 €3 478.00/m²	Common expenses	None	
Representative: Smart Assets						
Registratior	n number	1109	Email	info@smartassets.com.cy		
License nur	mber	317/E	Legal name	N/A		

Phone: +35777000111

### **Price change history**

€560 000 on Apr 5, 2025







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