

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

An exceptional three-bedroom penthouse nestled in a peaceful residential pocket of Agios Athanasios—undoubtedly one of the most sought-after residences of its kind. Featuring spacious, elegantly designed interiors with premium furnishings and a seamless layout, this home offers comfort and sophistication throughout. The master bedroom includes an ensuite shower, complemented by a family bathroom with a bathtub and a guest WC. Step outside to a stunning outdoor space with breathtaking views of Limassol and the coastline, perfect for entertaining with a custom bar and stylish seating. The private roof terrace is a true highlight, complete with a swimming pool, sunbathing area, and lounge ...



#### Property Info

#### Plot / Area Info

#### Additional info

Covered Area	<b>125</b>	Pool	<b>Yes</b>	Reference Number	<b>29476</b>
Furnishing	<b>Partially furnished</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Heating	<b>Underfloor Heating, Yes</b>			Condition	<b>Pre-Owned</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>2</b>

#### Amenities

#### Location

- Guest WC

**Location:** Limassol - Agios Athanasios Region: **Limassol**  
**Coordinates:** **34.71197 / 33.068591**

## Price: €1 080 000 + VAT

VAT for this property is **€54,000** or **€205,200**. 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>~€39 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 640.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€1 200 000 on May 10, 2025

€1 080 000 on Dec 19, 2025











