

5 Bedroom House for Sale in Limassol - Agios Athanasios

Experience the essence of luxury, where a premium lifestyle awaits you. Immerse yourself in the exquisite charm of individually designed villas, meticulously crafted to perfection.



The privileged location of these villas, discover the most sought-after address in Cyprus, offering breathtaking views of the glistening Mediterranean Sea. Enjoy the serenity while still being within reach of the vibrant city life.

Every residence is distinct in its design, with breathtaking architecture that complements the surrounding beauty. The homes are meticulously crafted to meet the highest standards of quality and attention to detail. Explore our exquisite selection of villas, each boass...

Property Info

Covered Area	483
Covered Veranda	32
Uncovered Veranda	86
Total Number of Floors	2
Energy Efficiency	A
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	599
Pool	Yes

Additional info

Reference Number	6641
Property type	House
Condition	Under Construction
Bathrooms	5+

Amenities Location



Location: Limassol - Agios Athanasios

Region: Limassol

Coordinates: 34.729008764833 / 33.065328605293

www.index.cy - All Cyprus Real Estate

Price: €2 415 000 + VAT

VAT for this property is **€353,850** or **€458,850**. 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	None	Common expenses	None
		Price per SQM	€5 000.00/m²		

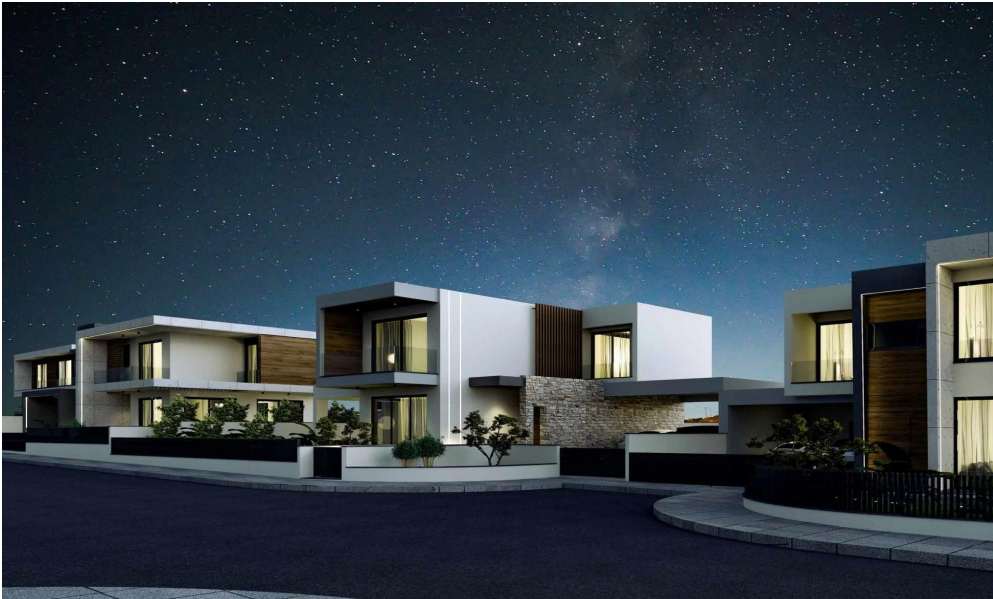
Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone: +35725255505, +35794001333			

Price change history

€2 418 000 on Jun 7, 2025

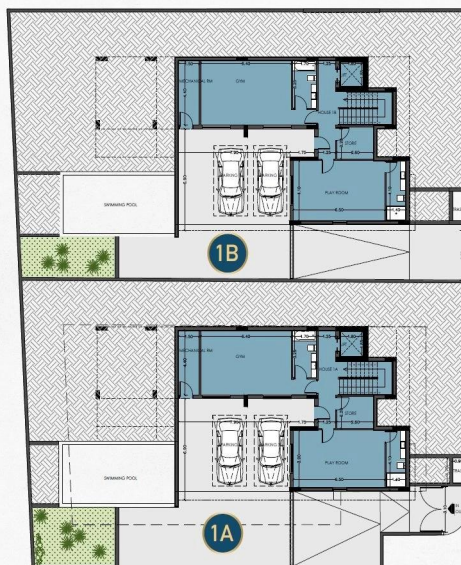
€2 415 000 on Jul 2, 2025





Villas 1A & 1B Basement

	Villa 1A	Villa 1B
Plot Size	599m²	599m²
Bedrooms	4 +	4 +
Bathrooms	5 + 1 WC	5 + 1 WC
BASEMENT		
Covered Area	173m ²	176m ²
GROUND FLOOR		
Covered Area	118m ²	120m ²
Covered Veranda	21m ²	21m ²
Un- Covered Veranda	86m ²	86m ²
UPPER FLOOR		
Covered Area	143m ²	145m ²
Covered Veranda	11m ²	11m ²
Un- Covered Veranda	-	-
Covered Parking	17m ²	17m ²
Covered Internal Area	434m ²	441m ²
TOTAL COVERED AREA	483m²	490m²



Villas 1A & 1B Ground Floor

	Villa 1A	Villa 1B
Plot Size	599m²	599m²
Bedrooms	4 +	4 +
Bathrooms	5 + 1 WC	5 + 1 WC
BASEMENT		
Covered Area	173m ²	176m ²
GROUND FLOOR		
Covered Area	118m ²	120m ²
Covered Veranda	21m ²	21m ²
Un- Covered Veranda	86m ²	86m ²
UPPER FLOOR		
Covered Area	143m ²	145m ²
Covered Veranda	11m ²	11m ²
Un- Covered Veranda	-	-
Covered Parking	17m ²	17m ²
Covered Internal Area	434m ²	441m ²
TOTAL COVERED AREA	483m²	490m²



Villas 1A & 1B Upper Floor

	Villa 1A	Villa 1B
Plot Size	599m²	599m²
Bedrooms	4 +	4 +
Bathrooms	5 + 1 WC	5 + 1 WC
BASEMENT		
Covered Area	173m ²	176m ²
GROUND FLOOR		
Covered Area	118m ²	120m ²
Covered Veranda	21m ²	21m ²
Un- Covered Veranda	86m ²	86m ²
UPPER FLOOR		
Covered Area	143m ²	145m ²
Covered Veranda	11m ²	11m ²
Un- Covered Veranda	-	-
Covered Parking	17m ²	17m ²
Covered Internal Area	434m ²	441m ²
TOTAL COVERED AREA	483m²	490m²

