

6+ 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 boas...

Property Info

Covered Area	581
Covered Veranda	61
Uncovered Veranda	100
Total Number of Floors	2
Energy Efficiency	A
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	625
Pool	Yes

Additional info

Reference Number	6647
Property type	House
Condition	Under Construction
Bathrooms	3

Amenities Location



Location: Limassol - Agios Athanasios

Region: Limassol

Coordinates: 34.729008764833 / 33.065328605293

www.index.cy - All Cyprus Real Estate

Price: €2 750 000 + VAT

VAT for this property is **€423,102** 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.

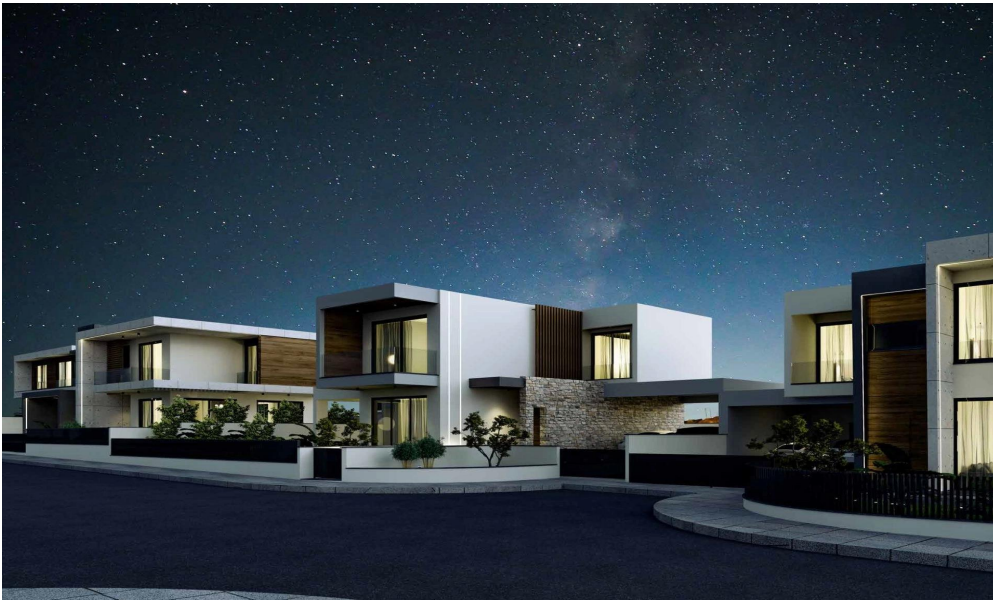
VAT	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 733.00/m²		

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

€2 750 000 on Jun 7, 2025





Villa 3C Ground Floor

Plot Size	625m ²
Bedrooms	5 +
Bathrooms	3 + 1 WC
BASEMENT	
Covered Area	234m ²
GROUND FLOOR	
Covered Area	142m ²
Covered Veranda	32m ²
Un- Covered Veranda	100m ²
UPPER FLOOR	
Covered Area	142m ²
Covered Veranda	31m ²
Un- Covered Veranda	-
Covered Parking	-
Covered Internal Area	518m ²
TOTAL COVERED AREA	581m²



Villa 3C Upper Floor

Plot Size	625m ²
Bedrooms	5 +
Bathrooms	3 + 1 WC
BASEMENT	
Covered Area	234m ²
GROUND FLOOR	
Covered Area	142m ²
Covered Veranda	32m ²
Un- Covered Veranda	100m ²
UPPER FLOOR	
Covered Area	142m ²
Covered Veranda	31m ²
Un- Covered Veranda	-
Covered Parking	-
Covered Internal Area	518m ²
TOTAL COVERED AREA	581m²



Villa 3C Basement

Plot Size	625m ²
Bedrooms	5 +
Bathrooms	3 + 1 WC
BASEMENT	
Covered Area	234m ²
GROUND FLOOR	
Covered Area	142m ²
Covered Veranda	32m ²
Un- Covered Veranda	100m ²
UPPER FLOOR	
Covered Area	142m ²
Covered Veranda	31m ²
Un- Covered Veranda	-
Covered Parking	-
Covered Internal Area	518m ²
TOTAL COVERED AREA	581m²

