

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. X

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 | | Plot / Area Info | | Additional info | |
|------------------------|--------------------------------|-------------------------|------------|------------------------|---------------------------|
| Covered Area | 535 | | | | |
| Covered Veranda | 60 | | | Reference Number | 6653 |
| Uncovered Veranda | 68 | | | Property type | House |
| Total Number of Floors | 2 | Plot area | 520 | Condition | Under Construction |
| Energy Efficiency | A | Pool | Yes | Bathrooms | 4 |
| Heating | Underfloor Heating, Yes | | | | |
| Air Conditioning | All rooms, Yes | | | | |

| Amenities | Location |
|------------------|---|
| | Location: Limassol - Agios Athanasios |
| | Coordinates: 34.729008764833 / 33.065328605293 |

Price: €2 400 000 + VAT

VAT for this property is **€361,794** or **€456,000**. 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 | None €4 486.00/m² | Common expenses | None |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

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

€2 400 000 on Jun 7, 2025



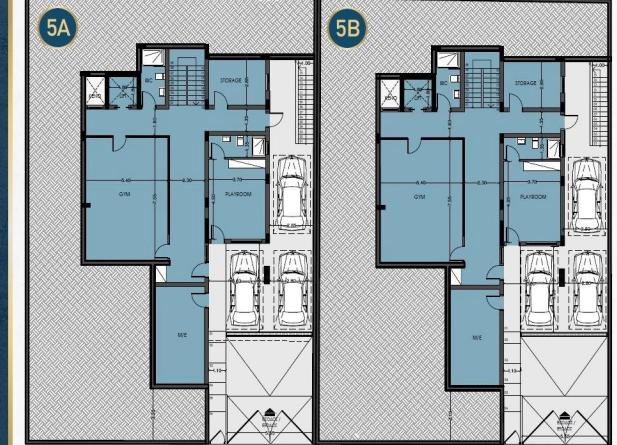




Villas 5A & 5B

Basement

| | Villa 5A | Villa 5B |
|---------------------------|---------------------|---------------------|
| Plot Size | 520.5m ² | 520.5m ² |
| Bedrooms | 4 + | 4 + |
| Bathrooms | 5 + 1 WC | 5 + 1 WC |
| BASEMENT | | |
| Covered Area | 252m ² | 252m ² |
| GROUND FLOOR | | |
| Covered Area | 118m ² | 118m ² |
| Covered Veranda | 32m ² | 32m ² |
| Un- Covered Veranda | 68m ² | 68m ² |
| UPPER FLOOR | | |
| Covered Area | 105m ² | 105m ² |
| Covered Veranda | 28m ² | 28m ² |
| Un- Covered Veranda | - | - |
| Covered Parking | - | - |
| Covered Internal Area | 475m ² | 475m ² |
| TOTAL COVERED AREA | 535m ² | 535m ² |



Villas 5A & 5B

Ground Floor

| | Villa 5A | Villa 5B |
|---------------------------|---------------------|---------------------|
| Plot Size | 520.5m ² | 520.5m ² |
| Bedrooms | 4 + | 4 + |
| Bathrooms | 5 + 1 WC | 5 + 1 WC |
| BASEMENT | | |
| Covered Area | 252m ² | 252m ² |
| GROUND FLOOR | | |
| Covered Area | 118m ² | 118m ² |
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| Covered Area | 105m ² | 105m ² |
| Covered Veranda | 28m ² | 28m ² |
| Un- Covered Veranda | - | - |
| Covered Parking | - | - |
| Covered Internal Area | 475m ² | 475m ² |
| TOTAL COVERED AREA | 535m ² | 535m ² |



Villas 5A & 5B

Upper Floor

| | Villa 5A | Villa 5B |
|---------------------------|---------------------|---------------------|
| Plot Size | 520.5m ² | 520.5m ² |
| Bedrooms | 4 + | 4 + |
| Bathrooms | 5 + 1 WC | 5 + 1 WC |
| BASEMENT | | |
| Covered Area | 252m ² | 252m ² |
| GROUND FLOOR | | |
| Covered Area | 118m ² | 118m ² |
| Covered Veranda | 32m ² | 32m ² |
| Un- Covered Veranda | 68m ² | 68m ² |
| UPPER FLOOR | | |
| Covered Area | 105m ² | 105m ² |
| Covered Veranda | 28m ² | 28m ² |
| Un- Covered Veranda | - | - |
| Covered Parking | - | - |
| Covered Internal Area | 475m ² | 475m ² |
| TOTAL COVERED AREA | 535m ² | 535m ² |

