

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

Luxury 3-Bedroom Penthouse with Premium Amenities

Experience unmatched comfort in this exquisite 3-bedroom penthouse featuring a solar energy system, underfloor heating, and a heated swimming pool with turbo jet for lap swimming. Enjoy 24/7 hot water, an outdoor bathroom and toilet, outdoor TV, a stylish barbecue area with an island bar, and an aluminium pergola for year-round entertaining. Mitsubishi Heavy Industries A/C, water softener, and a heat pump ensure optimal climate and water quality. Smart home living includes Somfy automated shutters and blinds, plus 2 entrance cameras for enhanced security. Located just 750 meters from Grammar School.

### Property Info

Covered Area **134**  
 Energy Efficiency **A**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Yes**

### Additional info

Reference Number **237380**  
 Property type **Apartment**  
 Condition **Pre-Owned**

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

## Price: €1 300 000 + VAT

VAT for this property is **€65,000** or **€247,000**. 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	<b>Excluded</b>	Title transfer fee	<b>~€48 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€9 701.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€1 300 000 on Jun 12, 2025



