

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

Luxurious three-bedroom flats are available for sale in an ideal location just below the Motorway, in Agios Athanasios. X

The three-bedroom apartment will be based on the first floor of a four-level residential building, currently off-plan. This magnificent property will be in proximity to all services and amenities that a contemporary household requires, ranging from supermarkets, private and public schools (Foley's, Grammar), pharmacies, parks, retail stores, restaurants, kindergartens, gyms, cafes, beaches, and much more. Within 5 minutes of driving distance from the apartment, the residents will find the Motorway and Spyrou Kyprianou Avenue, and within 10-15 minutes the Pyr...

| Property Info    |            | Plot / Area Info                                      |                     | Additional info         |                  |
|------------------|------------|---|---------------------|-------------------------|------------------|
| Covered Area     | <b>107</b> | Pool  | <b>Yes</b>          | Reference Number        | <b>SR20058</b>   |
|                  |            | Parking   | <b>Covered, Yes</b> | Property type           | <b>Apartment</b> |
| <b>Amenities</b> |            |   |                     |                         | <b>Brand New</b> |
| • Elevator       |            |   |                     |                         | <b>2</b>         |
| Amenities        |            | Location  |                     | Additional info         |                  |
|                  |            | <b>Location:</b> Limassol - Agios Athanasios          |                     | Region: <b>Limassol</b> |                  |
|                  |            | Coordinates: <b>34.700894293489 / 33.061902973227</b> |                     |                         |                  |

## Price: €545 000 + VAT

VAT for this property is **€27,250** or **€103,550**. 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<br>Price per SQM | <b>None</b><br><b>€5 093.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: Kazo Real Estate

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>694</b>   | Email      | <a href="mailto:info@kazo.com.cy">info@kazo.com.cy</a> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>   |
| Phone: <b>+35770003020, +35725346402</b> |              |            |  |

## Price change history

€515 000 on Oct 11, 2023

€545 000 on Jan 3, 2025





