

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

For sale: Spacious 3-bedroom apartment with a total internal area of 99.5 m<sup>2</sup>, situated on the third floor of a modern four-story building with an elevator. This bright and airy apartment offers a practical layout, featuring three bedrooms, two bathrooms, and a comfortable open-plan living and dining area. The property is offered unfurnished, giving you the freedom to style and furnish it to your own taste. 

Located in Agios Athanasios, this apartment enjoys a desirable setting within a gated complex. Residents benefit from access to a well-maintained communal swimming pool, perfect for relaxing or spending quality time with family and friends. Agios Athanasios is a popular resident...

#### Property Info

Covered Area **99.5**  
 Furnishing **Unfurnished**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Pool **Yes**  
 Parking **Covered, Yes**

#### Additional info

Reference Number **29956**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **2**

#### Amenities

- Elevator

#### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
 Coordinates: **34.709450219151 / 33.050749393614**

## Price: €545 880 + VAT

VAT for this property is **€27,294** or **€103,717**. 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>~€18 435.20</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 514.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€534 880 on Jun 14, 2025  
 €545 880 on Feb 27, 2026





