

# **3 Bedroom House for Sale in Limassol - Agios Athanasios**

Furnished 3+1 Bedroom Detached House for Sale - Agios Athanasios, Limassol

Offered directly by the owner, this well-maintained detached two-story house is located in one of Limassol's most prestigious residential areas, Agios Athanasios. Just minutes from Foley's School and the highway, the property enjoys a convenient, quiet location with excellent access to schools, shops, and city amenities.

### Property Details:

- Plot Size: 354 m<sup>2</sup>

Internal Covered Area: 160 m²
Uncovered Verandas: 14 m²
Year of Construction: 2010

### **Ground Floor Layout:**

- Open-plan living, dining, and kitchen area

- Additional fully equipped...

<b>Property Info</b>		Plot / Area Info		Additional info	
Covered Area	160			Reference Number 2375	
		Plot area Parking	356 Covered, Yes	Property type	House
				Condition	Pre-Owned
				Construction Year	2001-2010
				Bathrooms	1

#### Amenities Location

• Parking Location: Limassol - Agios Athanasios Region: Limassol



Price: €490 000 + VAT

VAT for this property is **€28,788** or **€93,100**. 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	~€16 <b>200.00</b>	Common expenses	None
		Price per SOM	€3 063.00/m <sup>2</sup>		None

## **Representative: MySpace**

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# **Price change history**

€465 000 on Jun 20, 2025 €490 000 on Jul 8, 2025















