

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

Covering a total area of 21,200 square meters with a construction footprint exceeding 20,000 square meters, this premier residential project blends architectural elegance with the tranquility of nature. It features 11 uniquely designed villas, 9 exclusive townhouses, and 81 thoughtfully planned apartments, each offering a harmonious balance of comfort, privacy, and luxury.



The development boasts two large infinity-edge swimming pools with sea view, a dedicated children's pool and playground, a fully equipped gym, and an observation deck with panoramic views — all curated to elevate your daily living experience.

Each villa is individually designed, with a focus on privacy...

Property Info		Plot / Area Info		Additional info	
Covered Area Furnishing Air Conditioning	127 Unfurnished All rooms, Yes	Plot area Pool Parking	225 Yes Covered, Yes	Reference Number Property type Condition Bathrooms	30038 House Brand New 3

Amenities	Location	
	Location: Limassol - Agios Athanasios	Region: Limass

Coordinates: **34.71347588** / **33.06872304** 

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• Gym



**Price: €1 511 880 + VAT** 

VAT for this property is €75,594 or €287,257. 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	None		None
		Price per SOM	€11 905.00/m <sup>2</sup>	Common expenses	None

## **Representative: FOX**

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## **Price change history**

€1 511 880 on Jun 21, 2025



