

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

Construction estimated to begin summer 2026.



For sale: A modern off-plan semi-detached house with a generous internal space of 211 square meters, ready for delivery in 2027. This spacious home features three comfortable bedrooms, making it ideal for families or those seeking extra space for a home office or guest room.

Located in the sought-after area of Agios Athanasios, this property offers a perfect blend of peace and convenience. Agios Athanasios is well-known for its friendly community, excellent schools, and a variety of shops and services. Residents enjoy easy access to the city while appreciating the tranquility and natural beauty that surround the area.

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#### Property Info

Covered Area  
Heating  
Air Conditioning

**211**  
**Central Heating, Yes**  
**All rooms, Yes**

#### Plot / Area Info

Plot area  
Parking

**466**  
**Covered, Yes**

#### Additional info

Reference Number  
Property type  
Condition

**26852**  
**House**  
**Brand New**

#### Amenities

- Guest WC

#### Location

**Location:** Limassol - Agios Athanasios  
**Coordinates:** **34.718789896706 / 33.048485920528**

Region: **Limassol**

## Price: €1 008 810 + VAT

VAT for this property is **€91,271** or **€191,674**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 781.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€1 008 810 on Jun 25, 2025





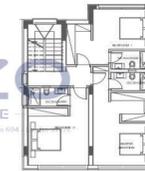
## House 8

Floors	2
Bedrooms	3
Bathrooms	5
Covered Internal (sq.m.)	211.35
Covered Veranda (sq.m.)	18.35
Parking Covered (sq.m.)	14.75
Roof garden Uncovered Veranda (sq.m.)	59.40
Total Covered (sq.m.)	244.45
Total Area (sq.m.)	303.85
Plot (sq.m.)	466.55
swimming pool	private

Ground Floor



1st Floor



Roof Garden

