

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

Villa for rent - Agios Athanasios

Built in 2019

1min from Foley's school

300m2, 700m2 plot

4 bedrooms

+ separate entrance maids quarter studio (incl. kitchenette and bathroom)

+ large storage room

4 bathrooms in total

Fully furnished

All kitchen appliances + TVs included

Heated pool

alarm and cameras security system, Floor heating, vrv and units airconditioning, water softener, children's outdoor play area

Gardener and pool maintenance included in the price.

Available from End of July

Property Info	Plot / Area Info	Additional info
Covered Area <b>300</b>	Plot area <b>700</b>	Reference Number <b>238046</b>
Energy Efficiency <b>A</b>	Pool <b>Yes</b>	Property type <b>House</b>
Air Conditioning <b>All rooms, Yes</b>		Condition Construction Year <b>Pre-Owned</b> <b>2019</b>

### Amenities

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

## Price: €2 500 000 + VAT

VAT for this property is **€300,000** or **€475,000**. 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 Price per SQM	<b>~€96 600.00</b> <b>€8 333.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	--	-----------------	-------------

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€2 500 000 on Jul 17, 2025









