

4 Bedroom House for Sale in Limassol - Agios Athanasios

For sale: Modern villa under construction in the sought-after area of Agios Athanasios, offering a peaceful lifestyle with easy access to all amenities. This property boasts a spacious internal area of 190 m2, thoughtfully designed to provide comfort and functionality for any family.



The villa features four bedrooms and four bathrooms, allowing each member of the household their own private space. A basement adds extra flexibility for storage, a home gym, or entertainment needs. High-quality materials and a contemporary layout ensure a lasting and attractive home environment.

Agios Athanasios is known for its tranquil atmosphere, scenic views, and proximity to shops, schools...

Property Info

Covered Area	190
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Amenities

- BBQ zone

Location

**Location:** Limassol - Agios Athanasios  
**Coordinates:** 34.722983066117 / 33.053152647553

Plot / Area Info

Plot area	250
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	27462
Property type	House
Condition	Brand New
Bathrooms	4

## Price: €750 000 + VAT

VAT for this property is **€59,605** or **€142,500**. 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>€3 947.00/m²</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

€750 000 on Aug 13, 2025









