

## 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	<b>190</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>250</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>27462</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>4</b>

### Amenities

- BBQ zone

### Location

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

Region: **Limassol**

## 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/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
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## Price change history

€750 000 on Aug 13, 2025









