

4 Bedroom House for Sale in Limassol - Agios Athanasios

For sale is a modern villa currently under construction in the sought-after area of Agios Athanasios. With a spacious internal area of 195 m2, this property offers comfortable living for families or those seeking extra space. The villa includes four well-sized bedrooms and four bathrooms, providing privacy and convenience for all residents.



Designed with a thoughtful layout, the home features a practical basement, perfect for storage or a recreational area. Built to the highest standards, this villa will be completed in 2026 and enjoys underfloor heating throughout, ensuring comfort during every season. The property boasts an outstanding Energy Efficiency A+ rating, helping you sav...

Property Info

Covered Area	195
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	250
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	27491
Property type	House
Condition	Brand New
Bathrooms	4

Amenities

- BBQ zone

Location

Location: Limassol - Agios Athanasios

Region: **Limassol**

Coordinates: **34.722983066117 / 33.053152647553**

Price: €780 000 + VAT

VAT for this property is **€64,200** or **€148,200**. 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	Common expenses	None
		Price per SQM	€4 000.00/m²		

Representative: Kazo Real Estate

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

Price change history

€780 000 on Aug 13, 2025









