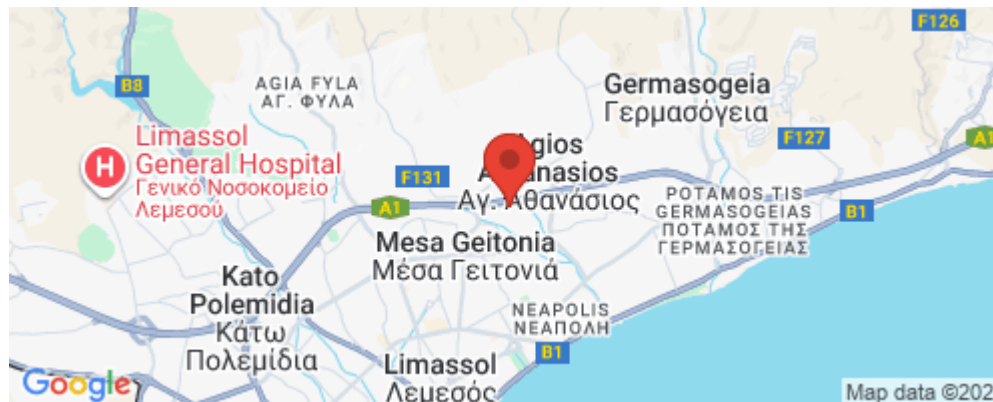


## 3 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Three-bedroom apartment with an internal area of 99 m<sup>2</sup> is located on the first floor of a seven-story building in Block A.



This is a mixed-use development designed for those who seek balance, innovation and sustainability. Consisting of 2 commercial office buildings with exciting and value-added facilities, such as extensive co-work areas, a restaurant, a gym, a pool and 3 serviced residential buildings with studios, 1, 2 and 3-bedroom apartments. Perfectly positioned at the crossroads of modern urban design and green living, this project offers a BREEAM-certified, eco-friendly environment, making it the perfect choice for forward-thinking investors and young professionals.

### Property Info

Covered Area	126
Covered Veranda	27
Floor Number	1
Total Number of Floors	7

### Plot / Area Info

Pool Common, Yes

### Additional info

Reference Number	8694
Property type	Apartment
Bathrooms	2

### Amenities

### Location

**Location:** Limassol - Agios Athanasios

Region: **Limassol**

Coordinates: **34.704990665107 / 33.053226470947**

## Price: €480 000 + VAT

VAT for this property is **€24,000** or **€91,200**. 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	<b>Excluded</b>	Title transfer fee	<b>~€15 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 810.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€480 000 on Aug 22, 2025









## Indicative Residential Floor Plans Building A (1<sup>st</sup>, 5<sup>th</sup>, 6<sup>th</sup>, 7<sup>th</sup> floor)

