

40m² Apartment for Sale in Limassol - Agios Athanasios

Studio with an internal area of 31 m² is located on the first floor of a four-story building. 

The perfect combination of commercial properties and residential residences on a single site. All functional areas are seamlessly integrated, providing business owners the opportunity to acquire both offices and apartments. This “live and work” concept allows them to save valuable time — because, as we all know, time is money.

The complex is situated in Agios Athanasios, Limassol, surrounded by key business hubs, including: Porsche, Soul Publishing, Brain Rocket.

Everything you need is within walking distance: Grocery stores, cafes, pharmacies and electronics s...

Property Info

| | |
|------------------------|--------------------------------|
| Covered Area | 40 |
| Covered Veranda | 9 |
| Floor Number | 1 |
| Total Number of Floors | 4 |
| Heating | Underfloor Heating, Yes |

Plot / Area Info

| | |
|---------|---------------------|
| Pool | Common, Yes |
| Parking | Covered, Yes |

Additional info

| | |
|------------------|------------------|
| Reference Number | 8936 |
| Property type | Apartment |
| Bathrooms | 1 |

Amenities

- Parking

Location

Location: Limassol - Agios Athanasios Region: **Limassol**
 Coordinates: **34.697672 / 33.0627288**

Price: €216 000 + VAT

VAT for this property is **€10,800** or **€41,040**. 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.

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|-----|-----------------|--------------------|--------------------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€5 240.00 | Common expenses | None |
| | | Price per SQM | €5 400.00/m² | | |

Representative: RealDeal Estates

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|--|--------------|------------|--|
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Price change history

€216 000 on Sep 16, 2025







