

4 Bedroom House for Sale in Limassol - Agios Athanasios

Discover a spacious 4-bedroom villa nestled in the sought-after area of Agios Athanasios, Limassol. Set on a generous 1,200m² plot, this beautifully maintained home offers 380m² of total living space, combining comfort, privacy, and elegance in a peaceful residential setting. Ideal for families, the villa is just a short walk from Foley's Private School and surrounded by lush greenery and parkland. Inside, you'll find a bright and airy layout across two levels, including four bedrooms, three bathrooms, and a guest WC. The semi-equipped kitchen invites personalization, while the fully furnished interiors are ready for immediate move-in. Relax in the private pool, enjoy pa...

Property Info

Covered Area	306
Covered Veranda	37
Uncovered Veranda	38
Furnishing	Furnished
Heating	Autonomous Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	1200
Pool	Yes

Additional info

Reference Number	12679
Property type	House
Condition	Pre-Owned
Construction Year	1991-2000
Bathrooms	3

Amenities

Location

Location: Limassol - Agios Athanasios Region: **Limassol**
Coordinates: **34.723721 / 33.060862**

Price: €1 800 000 + VAT

VAT for this property is **€218,471** or **€342,000**. 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	~€68 600.00	Common expenses	None
		Price per SQM	€5 882.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€1 800 000 on Oct 8, 2025





