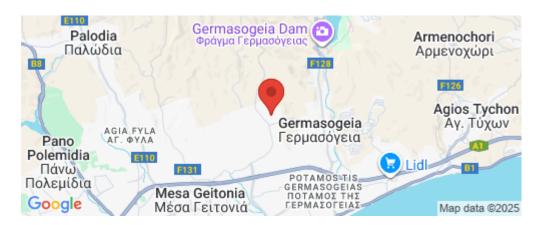


3 Bedroom House for Sale in Limassol - Agios Athanasios

A three-bedroom house with an internal area of 144 m^2 and a 61 m^2 roof garden, located on a 257 m^2 plot. An optional private swimming pool is available.



This is a refined gated community nestled on the hills of Limassol, designed for those seeking the perfect balance between outdoor and urban living.

This exclusive residential project offers a range of thoughtfully designed homes, including spacious 3-bedroom houses and villas, as well as modern 1-and 2-bedroom apartments, providing a variety of living options to suit different lifestyles.

Residential complex features a selection of meticulously crafted apartments, townhouses and villas. The development embodies a...

Property Info		Plot / Area Info		Additional info	
Covered Area	210				
Covered Veranda	52	Plot area	257	Reference Number	9462
Total Number of Floors	2	Pool	Common, Yes	Property type	House
Energy Efficiency	Α	Parking	Covered, Yes	Bathrooms	2
Air Conditioning	All rooms, Yes				

Amenities Location

• Roof Garden

Location: Limassol - Agios Athanasios Region: Limassol

Coordinates: **34.724445554076** / **33.066884268169**





Price: €827 000 + VAT

VAT for this property is €74,430 or €157,130. 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 ~€29 680.00

Price per SQM €3 938.00/m²

Common expenses None

Representative: RealDeal Estates

Registration number 1311 Email info@realdeal.cy

License number 347/E Legal name Esperia Estates (Limassol-Paphos) Limited

Phone: **+35725255505**, **+35794001333**

Price change history

€827 000 on Oct 17, 2025











