

3 Bedroom House for Sale in Limassol - Agios Athanasios

3-Bedroom Villa – Panoramic Views & Elevated Lifestyle

General Description

Nestled within an exclusive gated hilltop community just 3 km from the city, this exquisite 3-bedroom villa redefines modern Mediterranean living. Designed for those who value space, privacy, and uninterrupted sea views, it offers a lifestyle that perfectly balances urban sophistication with natural serenity.

This villa stands as a masterpiece of design and functionality — ideal for families or discerning homeowners seeking a tranquil retreat close to the city.

Design & Setting

Perched on an elevated hillside, the villa commands panoramic views of the Mediterranean Sea and ...

Property Info

Covered Area	211
Covered Veranda	65
Uncovered Veranda	49
Energy Efficiency	A

Plot / Area Info

Plot area	406
Pool	Common, Yes
Parking	Covered, Yes

Additional info

Reference Number	240148
Property type	House
Construction Year	2027
Bathrooms	3

Amenities

- Parking

Location

Location: Limassol - Agios Athanasios Region: **Limassol**

Price: €980 000 + VAT

VAT for this property is **€88,664** or **€186,200**. 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	~€35 800.00	Common expenses	None
		Price per SQM	€4 645.00/m²		

Representative: MySpace

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Price change history

€980 000 on Oct 23, 2025







