

550m² House for Sale in Limassol - Agios Athanasios

Luxury Smart Home with Panoramic Sea Views ✖

Property Features:

Bedrooms: 6 spacious bedrooms, including 3 en-suite. The master suite features a walk-in wardrobe and luxurious en-suite. A separate maid's suite is located on the ground floor.

Floors: 4

Total Area: 550 sqm of internal living space, plus covered verandas and a landscaped roof garden with BBQ area.

Leisure & Wellness:

Indoor and outdoor saltwater swimming pools (indoor heated)

Indoor Jacuzzi for up to 10 people

Custom-built sauna

Fully equipped gym room

Dedicated laundry room

Cinema room with 4K projector and premium audio system

Server room

Mul...

Property Info

Covered Area	550
Furnishing	Partially furnished
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	756
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	31530
Property type	House
Condition	Pre-Owned
Bathrooms	4
View	Sea view

Amenities

- Guest WC

Location

Location: Limassol - Agios Athanasios Region: **Limassol**
Coordinates: 34.705832 / 33.062883

Price: €4 500 000 + VAT

VAT for this property is **€683,182** or **€855,000**. 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	~€176 600.00	Common expenses	None
		Price per SQM	€8 182.00/m²		

Representative: FOX

Registration number	488	Email	info@foxrealty.com.cy
License number	344/E	Legal name	FOX Smart Estate Agency Network Ltd
Phone: +35726940150, +35725267777, +35725760781			

Price change history

€4 500 000 on Oct 25, 2025









