



### 3 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Bright and contemporary three-bedroom apartment in a quiet, green neighborhood. Just 700 meters from the Grammar School and with easy highway access, offering convenience and comfort.



- Spacious open-plan layout
- High-quality finishes, energy-efficient materials (Energy class A)
- Access to gym, swimming pool, sundeck, and amenities
- Private covered parking and storage

#### Property Info

Covered Area	<b>152</b>
Covered Veranda	<b>42</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>

#### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>10792</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

**Location:** Limassol - Agios Athanasios  
**Coordinates:** **34.714348279516 / 33.048816928739**

Region: **Limassol**



## Price: €590 000 + VAT

VAT for this property is **€30,587** or **€112,100**. 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	<b>Excluded</b>	Title transfer fee	<b>~€20 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 882.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€590 000 on Dec 11, 2025



