

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

Modern Apartment in Agios Athanasios – Prime Location!

Located in one of the most demanded areas of Agios Athanasios, this property offers comfort, practicality, and excellent investment potential. Just minutes from all amenities and services.

Property Features

- Open-plan kitchen, sitting & dining area
- Main bathroom
- 3 spacious bedrooms – one with en-suite WC & shower
- Dedicated laundry space (washer & dryer)
- Private roof garden with BBQ area + WC & shower
- 1 parking space (potential for two spaces)
- 1 storage room

Ready to move in with separate title deed available

Areas

?...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>118</b>	Parking	<b>Covered, Yes</b>	Reference Number	<b>14357</b>
Energy Efficiency	<b>N/A</b>			Property type	<b>Apartment</b>
				Condition	<b>Brand New</b>
				Construction Year	<b>2023</b>
				Bathrooms	<b>2</b>

**Amenities**

- Storage room

**Location**

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

## Price: €685 000 + VAT

VAT for this property is **€34,250** or **€130,150**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 805.00/m<sup>2</sup></b>		

## Representative: 4BuyandSell

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## Price change history

€685 000 on Dec 13, 2025





