

## 5 Bedroom House for Sale in Limassol - Agios Athanasios

Situated in one of Limassol's most sought-after residential areas, this beautiful home is ideally located just minutes from Foley's School, with easy access to the highway, city center, supermarkets, and all essential amenities. The location offers both tranquility and convenience, making it ideal for families seeking an upscale lifestyle with excellent connectivity.

### Property Features:

- Open-plan kitchen with modern finishes and spacious dining & living areas
- 4 bedrooms in the main house
- Master bedroom with en-suite bathroom & walk-in wardrobe
- 1 independent bedroom with shower and separate entrance on the lower ground floor - ide...

| Property Info     | Plot / Area Info      | Additional info  |
|-------------------|-----------------------|------------------|
| Covered Area      | <b>192</b>            | Reference Number |
| Furnishing        | <b>Furnished</b>      | Property type    |
| Energy Efficiency | <b>N/A</b>            | Condition        |
| Air Conditioning  | <b>All rooms, Yes</b> | Bathrooms        |
|                   |                       | <b>14175</b>     |
|                   | <b>356</b>            | <b>House</b>     |
|                   | <b>Yes</b>            | <b>Brand New</b> |
|                   | <b>Uncovered, Yes</b> | <b>1</b>         |

### Amenities

- Storage room

### Location

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

## Price: €800 000 + VAT

VAT for this property is **€64,500** or **€152,000**. 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 | <b>Excluded</b> | Title transfer fee<br>Price per SQM | <b>None</b><br><b>€4 167.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: 4BuyandSell

|                            |            |            |                             |
|----------------------------|------------|------------|-----------------------------|
| Registration number        | <b>996</b> | Email      | <b>info@4buyandsell.com</b> |
| License number             | <b>506</b> | Legal name | <b>N/A</b>                  |
| Phone: <b>+35796144440</b> |            |            |                             |

## Price change history

€800 000 on Jan 18, 2026











