

5 Bedroom House for Sale in Limassol - Agios Athanasios

An exceptional off-plan 5-bedroom luxury villa set on an elevated, gently sloping plot, offering uninterrupted panoramic views over Limassol, stretching from East to West and capturing the city skyline, coastline, and breathtaking sunsets.



Designed with a contemporary architectural vision, this outstanding residence seamlessly blends refined aesthetics with everyday functionality. Premium materials such as exposed concrete, local stone, and natural wood create a timeless yet modern character, while expansive glazing maximises natural light and views throughout.

With a total covered area of 554.70 m² on a 750 m² plot, the villa offers generous proportions across all levels....

Property Info

Covered Area	554.7
Furnishing	Unfurnished
Heating	Central Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	750
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	32563
Property type	House
Condition	Brand New
View	Sea view

Amenities

- Gym

Location

Location: Limassol - Agios Athanasios Region: **Limassol**
Coordinates: 34.709053 / 33.050797

Price: €1 440 000 + VAT

VAT for this property is **€219,015** or **€273,600**. 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	None	Common expenses	None
		Price per SQM	€2 599.00/m²		

Representative: FOX

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Price change history

€1 440 000 on Jan 23, 2026







