

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

Prime Family Residence in Agios Athanasios – Limassol



Set in one of Limassol's most desirable residential neighborhoods, this spacious two-storey detached house is ideally located in the heart of Agios Athanasios, just steps from prestigious schools and everyday amenities.

The property enjoys a highly sought-after location—only 140m from The Grammar School of Limassol, 320m north of the Mesa Geitonia roundabout, and 630m from Kalogeropoulos Gymnasium. This combination of convenience, accessibility, and neighborhood prestige ensures excellent long-term value.

### Property Details

□Bedrooms: 4

□Plot Area: 259 sq.m.

□Enclosed Area: 225 sq.m.

## Price: €390 000 + VAT

VAT for this property is **€37,700** or **€74,100**. 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>~€12 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 733.00/m²</b>		

## Representative: 4BuyandSell

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## Price change history

€390 000 on Feb 6, 2026













