

3 Bedroom House for Sale in Limassol - Agios Athanasios

Located in one of Limassol's most convenient and well-established residential areas, this home offers a smart layout, bright interiors and a private outdoor space. Ideal for families looking for comfort, practicality and fast access to the city.



Property Details:

- 3 Bedrooms
- 3 W/C
- Internal area: 169.25 m²
- Covered veranda: 23.1 m²
- Plot: 324.67 m²
- Two levels + roof garden
- Master bedroom with en-suite
- High ceilings
- Private garden
- Air-conditioning throughout
- Double glazing
- Covered parking
- Built in 2020
- Resale - No VAT

Location Highlig...

Property Info

Covered Area	169
Heating	Central Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	325
Parking	Uncovered, Yes

Additional info

Reference Number	14794
Property type	House
Condition	Pre-Owned
Bathrooms	3
View	Sea view

- Guest WC

Location

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

Coordinates: **34.72272 / 33.050383**

Price: €700 000 + VAT

VAT for this property is **€46,018** or **€133,000**. 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	Excluded	Title transfer fee	~€24 600.00	Common expenses	None
		Price per SQM	€4 142.00/m²		

Representative: Kadis Estates

Registration number	506	Email	info@kadis.com.cy
License number	62/E	Legal name	N/A
Phone: +35722344842			

Price change history

€700 000 on Feb 21, 2026











