

4 Bedroom House for Sale in Limassol - Agios Athanasios

Construction begins April 2026 and Delivery Expected Early 2028



For sale off plan, this modern villa offers a total internal space of 236.3 m², thoughtfully designed for comfortable living. The property features four bedrooms, each with its own en-suite bathroom, as well as a total of five bathrooms for added convenience. A spacious basement provides flexible space for storage or recreational use, and a dedicated gym area supports an active lifestyle.

Located in Agios Athanasios, a sought-after residential area known for its peaceful surroundings and easy accessibility. The neighborhood is close to the highway, allowing convenient connections to the city center and major de...

Property Info

| | |
|------------------|--------------------------------|
| Covered Area | 236 |
| Heating | Underfloor Heating, Yes |
| Air Conditioning | All rooms, Yes |

Plot / Area Info

| | |
|-----------|---------------------|
| Plot area | 306 |
| Pool | Yes |
| Parking | Covered, Yes |

Additional info

| | |
|------------------|------------------|
| Reference Number | 30137 |
| Property type | House |
| Condition | Brand New |
| View | Sea view |

Amenities

- Gym

Location

Location: Limassol - Agios Athanasios
Coordinates: **34.727617140637 / 33.063024088875**

Region: **Limassol**

Price: €950 000 + VAT

VAT for this property is **€95,966** or **€180,500**. 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.

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|-----|-----------------|--------------------|--------------------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | None | Common expenses | None |
| | | Price per SQM | €4 025.00/m² | | |

Representative: Kazo Real Estate

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|--|--------------|------------|-------------------------|
| Registration number | 694 | Email | info@kazo.com.cy |
| License number | 372/E | Legal name | N/A |
| Phone: +35770003020, +35725346402 | | | |

Price change history

€950 000 on Mar 4, 2026













House 02



House 02



House 02

| | | HOUSE 2 |
|----------------------------------|----------|-----------|
| Piece Area | | 306 m2 |
| Basement Covered Indoors | | 70.00 m2 |
| Basement Covered Outdoors | | 29.60 m2 |
| Basement Uncovered Outdoors | | 109.10 m2 |
| Ground Floor Covered Indoors | | 60.90 m2 |
| Ground Floor Uncovered Interiors | | 66.50 m2 |
| Ground Floor Uncovered areas | | 68.50 m2 |
| 1st Floor Covered Indoors | | 73.10 m2 |
| 1st Floor Covered Outdoor Areas | | 10.00 m2 |
| 1st Floor Uncovered areas | | 17.10 m2 |
| Roof Garden Covered Indoors | | 32.30 m2 |
| Roof Garden Uncovered areas | 48.30 m2 | 62.90 m2 |