

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.

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

Representative: Kazo Real Estate

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

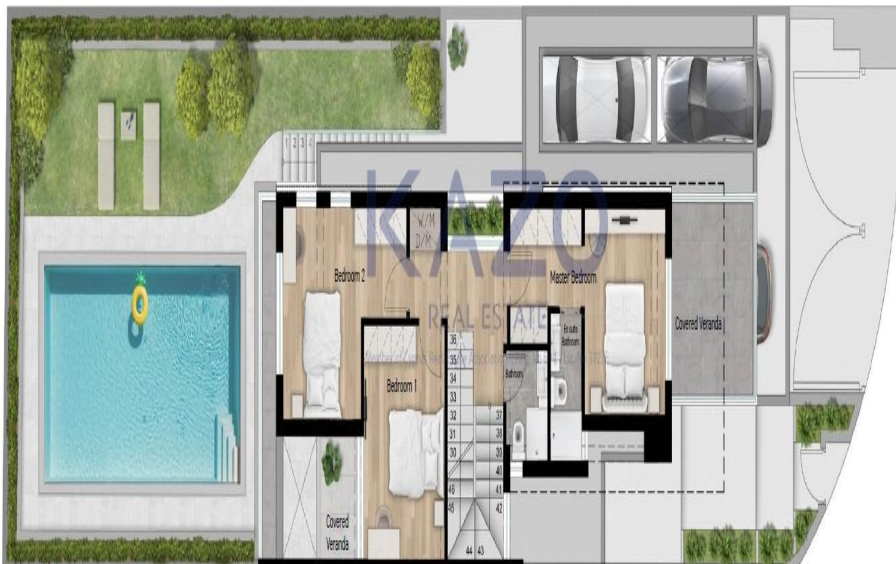












House 02



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