

## 37m<sup>2</sup> Apartment for Sale in Limassol - Agios Athanasios

Expected Delivery: Q2 2030



For sale off-plan, this modern studio apartment offers comfortable living in the sought-after area of Agios Athanasios. With an internal space of 37.1 m<sup>2</sup>, this thoughtfully designed studio features a spacious open-plan layout and one contemporary bathroom. Positioned on the first floor of a five-storey building, the apartment can be easily accessed via an elevator.

Residents will enjoy the high standard of living provided by the gated complex, which includes a communal swimming pool and a fully equipped gym. Underfloor heating, an “A” energy efficiency rating, and panoramic views—including city and mountain vistas—make this apartme...

### Property Info

### Plot / Area Info

### Additional info

Covered Area **37**  
 Heating **Underfloor Heating, Yes**  
 Air Conditioning **All rooms, Yes**

Pool **Yes**  
 Parking **Covered, Yes**

Reference Number **30259**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **1**  
 View **City view**

### Amenities

### Location

- Gym

**Location:** Limassol - Agios Athanasios  
 Coordinates: **34.698174547762 / 33.058632356865**

Region: **Limassol**

## Price: €300 000 + VAT

VAT for this property is **€15,000** or **€57,000**. 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 108.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

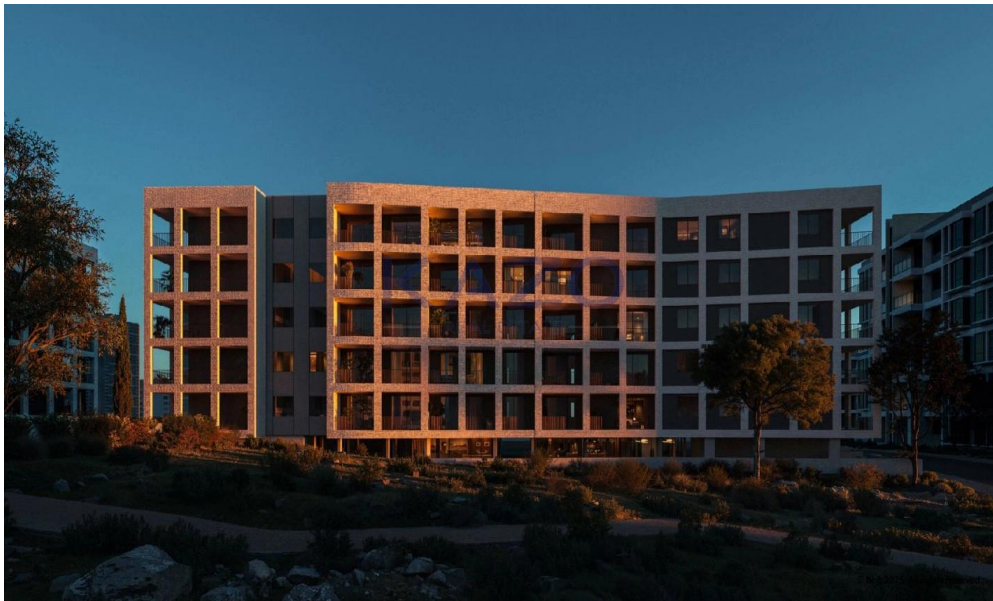
Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

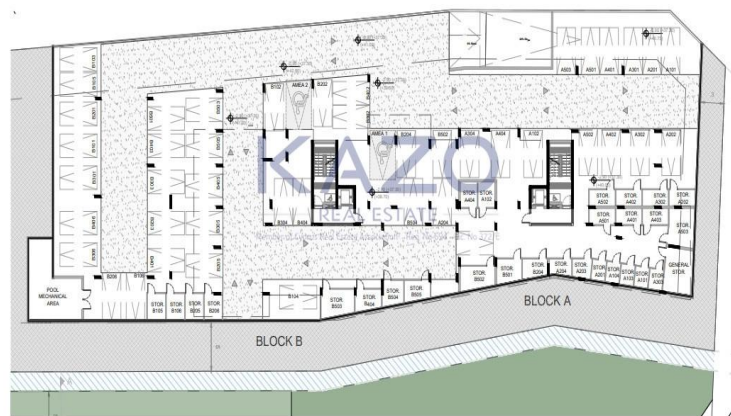
€300 000 on Mar 14, 2026







basement



1-4 floors | block A



1-4 floors | block B

