


5 Bedroom House for Sale in Limassol - Agios Nektarios

Situated in the prime residential area of Agios Nektarios, this exceptional mixed-use property combines a luxury residence with a purpose-built medical clinic, offering a rare opportunity for private ownership or investment. 

The property sits on a 671 m² plot and consists of a spacious 360 m² three-level residence together with an attached 140 m² medical office featuring a separate private entrance.

The residence offers elegant and functional living spaces, including multiple reception areas, a fully equipped kitchen, four bedrooms, office/gallery area, premium marble and wooden flooring, central heating, full air conditioning, and an attic level with sauna facilities. E...

Property Info

Covered Area
Heating
Air Conditioning

500
Central Heating, Yes
All rooms, Yes

Plot / Area Info

Plot area
Parking

671
Covered, Yes

Additional info

Reference Number
Property type
Condition

30990
House
Pre-Owned

Amenities

- Guest WC

Location

Location: Limassol - Agios Nektarios
Coordinates: **34.691087446632 / 33.04968532919**

Region: **Limassol**

Price: €2 370 000 + VAT

VAT for this property is **€350,760** or **€450,300**. 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	~€91 400.00	Common expenses	None
		Price per SQM	€4 740.00/m²		

Representative: Kazo Real Estate

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Price change history

€2 370 000 on May 14, 2026





