



Reference 15716

Beautiful 3 Bedrooms House in Agios Athanasios

€570,000 +VAT

Agios Athanasios, Limassol

3 Bedrooms | 3 Bathrooms | 137.35 m² Covered

Description

Located in one of Limassol 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: 137.35 m²
- Covered veranda: 20.55 m²
- UnCovered veranda: 22.65 m²
- Roof garden 50.75 m²
- Plot: 255 m²
- Two levels + roof garden
- High ceilings (2.90 - 3.20m)
- Private garden
- Double glazing

Plot	255 m ²
Covered veranda	20.55 m ²
Roof garden	50.75 m ²
Parking spaces	2
Energy efficiency rating	A+
Year of construction	2025
Status	Resale



- Covered parking
- High-quality ceramic tiles in living room
- Laminate flooring in bedrooms
- Quality ceramic tiles in bathrooms & toilets
- Double glazing aluminium window frames
- High quality entrance doors
- Provision for A/C split units in all rooms
- Sanitary wear from European brands
- High-quality kitchen and wardrobes from European brands
- Countertops made of artificial granite
- Built in 2025

Location Highlights:

- Situated in Agios Athanasios with quick access to the highway and main city routes
- Close to supermarkets, bakeries, pharmacies, cafés and essential services
- Near leading schools including Foley's and The Grammar School
- Quiet residential surroundings with low traffic
- High-demand neighbourhood with strong long-term value retention

Price: 570.000 plus Vat (5% Vat can be apply).



Facilities

✓ Aircondition · Provision ✓ Heating · Provision ✓ Parking · Covered ✓ Pool · Optional

Features

✓ Next to green area ✓ Cul de sac ✓ Guest WC ✓ Veranda, front ✓ Quiet area
✓ Tile flooring ✓ Ceramic tiles ✓ Rental potential ✓ Modern design ✓ Panoramic view
✓ Double glazing ✓ Open plan ✓ City view ✓ Garden ✓ Pressurized water system
✓ Investment opportunity ✓ Internal stairs ✓ Suitable for work ✓ Bright ✓ Balcony, back
✓ Balcony, front ✓ Fitted wardrobes ✓ Garbage disposal ✓ Connected to electric mains
✓ Floor-to-ceiling windows ✓ Energy efficient doors/windows ✓ Municipal water/sewage
✓ Combined kitchen and dining area ✓ High ceilings ✓ Easy access to main roads
✓ Easy access to highway ✓ Bath ✓ Shower

Gallery









