

## 2 Bedroom House for Sale in Erimi, Limassol District

This Complex is situated in a quiet residential area of Erimi, West of Limassol and only 5 minutes drive to the unspoiled sandy beach of Kourion. It has a communal swimming pool and beautifully landscaped gardens.



The location offers easy access to the highway for both Larnaca and Paphos Airports (Approx. 35 minutes) & 10 minutes to Limassol Town Center. Just 15-20 minutes drive to 3 Golf Courses.

Erimi area is very sought after and has all essential amenities i.e. banks, restaurants, bakeries, butchers, pharmacies, supermarkets to name but a few. There is also a local bus service for Limassol Town and to the beach.

### Property Info

Covered Area	<b>119</b>
Covered Veranda	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area	<b>115</b>
Pool	<b>Common, Yes</b>
Parking	<b>Uncovered, Yes</b>

### Additional info

Reference Number	<b>1494</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2023</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Erimi  
Coordinates: **34.686896950212 / 32.924722989082**

Region: **Limassol**

## Price: €288 000 + VAT

VAT for this property is **€14,400** or **€54,720**. 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>€2 420.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€288 000 on Dec 14, 2023











