

### 3 Bedroom House for Sale in Limassol - Marina

Three-Bedroom House - The Perfect Balance of Space and Style ✖

The three-bedroom houses at Limassol Marina redefine luxury coastal living with their elegant design, spacious layouts, and spectacular views of the sea and harbor. Combining the warmth of a private home with the sophistication of resort living, each residence offers a sanctuary of comfort and refinement.

The open-plan ground floor integrates the living, dining, and kitchen areas, leading to private terraces and landscaped gardens ideal for entertaining or quiet evenings by the water. Upstairs, the bedrooms — including a master suite with en-suite bathroom and veranda — are designed to maximize light, privacy, ...

#### Property Info

|                   |            |
|-------------------|------------|
| Covered Area      | <b>239</b> |
| Covered Veranda   | <b>12</b>  |
| Uncovered Veranda | <b>77</b>  |
| Energy Efficiency | <b>A</b>   |

#### Plot / Area Info

|           |                     |
|-----------|---------------------|
| Plot area | <b>229</b>          |
| Parking   | <b>Covered, Yes</b> |

#### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>1604</b>      |
| Property type    | <b>House</b>     |
| Condition        | <b>Brand New</b> |
| View             | <b>Sea view</b>  |

#### Amenities

- Parking

#### Location

**Location:** Limassol - Marina      Region: **Limassol**  
**Coordinates:** **34.6701466 / 33.0404296**

## Price: €3 900 000 + VAT

VAT for this property is **€398,322** or **€741,000**. 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>€16 318.00/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

€3 900 000 on Dec 14, 2023

