

## 5 Bedroom House for Sale in Limassol - Agia Fyla

A fabulous property, custom built to the highest standards in one of the most sought out residential areas within 3 minutes to central roundabouts and easy access to all amenities and schools. The house has a covered area of 350m2 and 80m2 covered verandas on a plot of 1070m2. Consisting of 4 bedrooms plus extra maids quarters, this lovely home also offers 2 kitchens with granite counters with top quality electrical appliances. The living/dining area is accompanied by the comfort of a fireplace. Master bedroom includes very own ensuite, and another two bathrooms are available, one with Jacuzzi and a guest w/c. Marble flooring covers the sitting areas, whereas in the bedrooms parquet floor...

### Property Info

Covered Area	<b>350</b>
Covered Veranda	<b>50</b>
Uncovered Veranda	<b>50</b>
Furnishing	<b>Furnished</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>1070</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>H-95053</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>4</b>

### Amenities

- Guest WC

### Location

**Location:** Limassol - Agia Fyla      Region: **Limassol**  
**Coordinates:** **34.7203043 / 33.0198024**

## Price: €1 290 000 + VAT

VAT for this property is **€167,700** or **€245,100**. 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>~€48 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 686.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€1 190 000 on Sep 4, 2023

€1 290 000 on Sep 5, 2024















