

## 3 Bedroom House for Sale in Limassol - Omonoia

Reference ID: #SA33147 Price details: €315,000 For sale in the Omonoia area, this charming 3-bedroom ground floor house offers a quiet location and a range of desirable features. The property includes a covered garage, built-in wardrobes, air conditioning, and electrical appliances. With an en-suite bathroom, granite kitchen worktops, and a barbecue area, it combines comfort with practicality. Enjoy city views from the covered verandas, and take advantage of the solar heating. This furnished house, built in 1999, comes with a title deed and a covered parking space. The energy-efficient property boasts a B energy performance rating. X

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>140</b>			Reference Number	<b>SA33147</b>
Furnishing	<b>Furnished</b>	Plot area	<b>260</b>	Property type	<b>House</b>
Energy Efficiency	<b>N/A</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Pre-Owned</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>2</b>

Amenities	Location
	<b>Location:</b> Limassol - Omonoia
	Region: <b>Limassol</b> Coordinates: <b>34.67320808907 / 33.013429480501</b>

## Price: €315 000 + VAT

VAT for this property is **€15,750** or **€59,850**. 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>~€9 200.00</b>		
Title deed	<b>Has Title</b>	Price per SQM	<b>€2 250.00/m<sup>2</sup></b>	Common expenses	<b>None</b>

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35777000111</b>			

## Price change history

€300 000 on Dec 30, 2023

€315 000 on Apr 16, 2024





