

### 3 Bedroom Apartment for Sale in Limassol - Panthea

This ground floor 3 bedroom apartment is in the sought after location of Panthea. The apartment has a private entrance and also a private garden which is secluded around with trees and offers BBQ and clay oven with large covered pergola. There are comfortable sitting/dining areas with large covered balcony which has been closed around with windows for all year around use, guest wc, main bathroom, three bedrooms with fitted wardrobes, master bedroom en suite. A/C throughout, covered parking and storage area. Sea views.



#### Property Info

|                        |                             |
|------------------------|-----------------------------|
| Covered Area           | <b>112</b>                  |
| Covered Veranda        | <b>80</b>                   |
| Uncovered Veranda      | <b>80</b>                   |
| Total Number of Floors | <b>3</b>                    |
| Furnishing             | <b>Unfurnished</b>          |
| Heating                | <b>Central Heating, Yes</b> |
| Air Conditioning       | <b>All rooms, Yes</b>       |

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **A-100993**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **2**

#### Amenities

- Guest WC

#### Location

**Location:** Limassol - Panthea      Region: **Limassol**  
 Coordinates: **34.71378934 / 33.03874158**

## Price: €450 000 + VAT

VAT for this property is **€22,500** or **€85,500**. 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>~€14 600.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€4 018.00/m<sup>2</sup></b> |                 |             |

## Representative: FOX

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                                    | <b>488</b>   | Email      | <b>info@foxrealty.com.cy</b>               |
| License number   | <b>344/E</b> | Legal name | <b>FOX Smart Estate Agency Network Ltd</b> |
| Phone: <b>+35726940150, +35725267777, +35725760781</b> |              |            |  |

## Price change history

€400 000 on Sep 4, 2023  
 €450 000 on Nov 18, 2025







