

## 4 Bedroom House for Sale in Limassol - Panthea

This lovely detached 4 bedroom villa with separate maids quarter is in a quiet residential location within easy access to schools and all arteries of Limassol. Level 1: lower ground level offers a small apartment of 39m<sup>2</sup> with shower wc/ kitchenette and lounge area, Level 2: Ground level (where the pool is also located, offers the main entrance to the house, parking for 2 cars and direct access to the laundry room and kitchen. Large kitchen with dining area, large sitting/dining/lounge area, direct sea views and access to the outside patio and infinity edge swimming pool. Outside covered terrace for outside entertaining, offering uninterrupted sea views. A further office/study room with open... 

### Property Info

Covered Area	<b>405</b>
Covered Veranda	<b>30</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

Plot area	<b>564</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>H-107661</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

- Guest WC

### Location

**Location:** Limassol - Panthea      Region: **Limassol**  
 Coordinates: **34.69386483 / 33.07320481**

## Price: €1 400 000 + VAT

VAT for this property is **€193,407** or **€266,000**. 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>~€52 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 457.00/m<sup>2</sup></b>		

## Representative: FOX

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

€1 400 000 on Jul 11, 2023





