

## 4 Bedroom House for Sale in Laneia, Limassol District

A unique stone built Bungalow in the sought after village of Laneia. The property was custom built in 2010 in an elevated position offering lovely views of the surrounding areas. Very private with a plot size of 11,484m<sup>2</sup>, covered area of the internal is 245m<sup>2</sup> + verandas, the land is privately gated and offers the best soil for growing fruit, vegetables and vineyards. 4 bedrooms/ 3 bathrooms/ laundry room/ garage/ a/c/ electric central heating/ fireplace/ alarm system/ camera system/ swimming pool/ garden/ bar garden/ barbecue.



### Property Info

Covered Area	<b>245</b>
Covered Veranda	<b>30</b>
Total Number of Floors	<b>1</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>11484</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>H-121448</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

- Guest WC

### Location

**Location:** Laneia  
**Coordinates:** **34.8242267 / 32.9208191**

Region: **Limassol**

## Price: €850 000 + VAT

VAT for this property is **€88,643** or **€161,500**. 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>~€30 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 469.00/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

€900 000 on Jul 14, 2023  
€850 000 on Mar 29, 2024











