

### 3 Bedroom House for Sale in Pyrgos Lemesou, Limassol District

Reference ID: #SA33350 Price details: €760,000 +VAT Available house of our unique project of construction with 3 bedrooms and Private swimming pool in Pyrgos area, Limassol. Only 3km from Park Lane five star hotel beach. A house with a modern architectural style will satisfy the taste of the most demanding client who is looking for a house in a peaceful place and a minute drive to the beach. Upon entering the house, you will be greeted by a spacious dining/living room combined with an open-plan kitchen, an office and a guest w.c. On the 1st floor of the house there are 3+1 spacious bedrooms, one of which is the 40m<sup>2</sup> Royal private bathroom master bedroom with a shower room and a walking in w...

#### Property Info

Covered Area	<b>265</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>No</b>

#### Plot / Area Info

Plot area	<b>605</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>SA33350</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2024</b>
Bathrooms	<b>2</b>

#### Amenities

- Storage room

#### Location

**Location:** Pyrgos Lemesou

Region: **Limassol**

Coordinates: **34.742449263087 / 33.175788861932**

## Price: €760 000 + VAT

VAT for this property is **€84,174** or **€144,400**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 868.00/m<sup>2</sup></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

€880 000 on Jan 26, 2024  
 €760 000 on May 21, 2024





