

## 4 Bedroom House for Sale in Limassol - Marina

For sale 4 bedroom villa in Marina Limassol with sea view. Convenient location within walking distance of cafes, restaurants, shops, banks, marinas. 24-hour security, including video surveillance. The villa consists of three levels. On the ground floor there is an open plan living room and kitchen, a guest bathroom, a veranda with sea views. On the second floor there are 3 bedrooms, a bathroom. On the lower level there is an additional room and a shower room. The villa has 2 private berths.



### Property Info

Covered Area	<b>138</b>
Energy Efficiency	<b>B</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>296</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>5060</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Limassol - Marina      Region: **Limassol**  
**Coordinates:** **34.6701466 / 33.0404296**

## Price: €3 400 000 + VAT

VAT for this property is **€170,000** or **€646,000**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€24 638.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€3 400 000 on Jan 26, 2024







