

## 6+ Bedroom House for Sale in Limassol - Linopetra

This beautiful villa is located in a prestigious area within a walking distance to the beach. It is surrounded by all kinds of residential amenities. It has easy access to both highway and the beachfront road.

It lays on 3 floors. The 3rd floor can be used as a separate apartment with either a private entrance or through the house.

The 1st floor consists of a large open space of living room and kitchen, one maid's room with en-suite bathroom, a guest toilet and another room which can be used as an office.

The 2nd floor comprises 4 bedrooms, three of them with en-suite bathrooms and a family bathroom. The master bedroom has a walk-in wardrobe.

The 3rd fl...

### Property Info

Covered Area	<b>480</b>
Energy Efficiency	<b>B</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>540</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>51598</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>5+</b>

### Amenities

- Storage room

### Location

**Location:** Limassol - Linopetra Region: **Limassol**

## Price: €2 500 000 + VAT

VAT for this property is **€365,625** or **€475,000**. 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>~€96 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 208.00/m²</b>		

## Representative: NCH Real Estate

Registration number	<b>1146</b>	Email	<b>info@nchrealestate.com</b>
License number	<b>571/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722424203, +35777770532</b>			

## Price change history

€2 500 000 on Feb 23, 2024











