

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

The 3 bedroom villa is available and is located close to Parklane hotel and St Raphael Resort. The property has sea views and is situated in the private gated complex with only 4 villas in it. The property has an easy access to the main roads and easy access to the highway. All needed amenities are nearby, like: restaurants, pharmacy, supermarkets, etc. The villa consists of: -3 bedrooms -2 bathrooms and guest toilet -Spacious kitchen and living room -Under floor heating in all rooms -Air conditioning units in all rooms -Built-in wardrobes -Ample parking -Large private pool



#### Property Info

#### Plot / Area Info

#### Additional info

Covered Area	<b>166</b>			Reference Number	<b>H-117804</b>
Covered Veranda	<b>4</b>			Property type	<b>House</b>
Uncovered Veranda	<b>4</b>	Plot area	<b>377</b>	Condition	<b>Pre-Owned</b>
Total Number of Floors	<b>2</b>	Parking	<b>Uncovered, Yes</b>	Bathrooms	<b>2</b>
Furnishing	<b>Furnished</b>				
Heating	<b>Central Heating, Yes</b>				
Air Conditioning	<b>All rooms, Yes</b>				

#### Amenities

#### Location

- Guest WC

**Location:** Pyrgos Lemesou Tourist Area    Region: **Limassol**  
**Coordinates: 34.67563003 / 33.0435516**

## Price: €895 000 + VAT

VAT for this property is **€56,827** or **€170,050**. 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>~€32 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 392.00/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

€895 000 on Sep 4, 2023







