

## 2 Bedroom House for Sale in Parekklesia, Limassol District

2-Bedroom Villa – Modern Comfort in the Peaceful Surroundings of Parekklesia, Limassol



### General Description

This 2-bedroom villa offers a harmonious blend of modern design, natural beauty, and everyday functionality in the tranquil area of Parekklesia, Limassol.

Located within a new residential community of 22 private plots and houses, this residence provides a serene escape surrounded by greenery, while remaining just minutes from Limassol's coastline, international schools, and urban conveniences.

Designed to offer spacious living, privacy, and comfort, the villa embodies contemporary Mediterranean architecture — ideal for families or individuals seeking a peaceful ...

| Property Info     |            | Plot / Area Info |                     | Additional info   |                           |
|-------------------|------------|------------------|---------------------|-------------------|---------------------------|
| Covered Area      | <b>107</b> |                  |                     | Reference Number  | <b>7176</b>               |
| Covered Veranda   | <b>12</b>  | Plot area        | <b>285</b>          | Property type     | <b>House</b>              |
| Uncovered Veranda | <b>12</b>  | Parking          | <b>Covered, Yes</b> | Condition         | <b>Under Construction</b> |
| Floor Number      | <b>2</b>   |                  |                     | Construction Year | <b>2026</b>               |
| Energy Efficiency | <b>A</b>   |                  |                     | Bathrooms         | <b>3</b>                  |

| Amenities | Location  | Region          |
|-----------|---|-----------------|
| • Parking | <b>Location:</b> Parekklesia<br>Coordinates: <b>34.750556864205 / 33.151943473793</b> | <b>Limassol</b> |

## Price: €360 000 + VAT

VAT for this property is **€18,000** or **€68,400**. 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>€3 364.00/m<sup>2</sup></b> |                 |             |

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

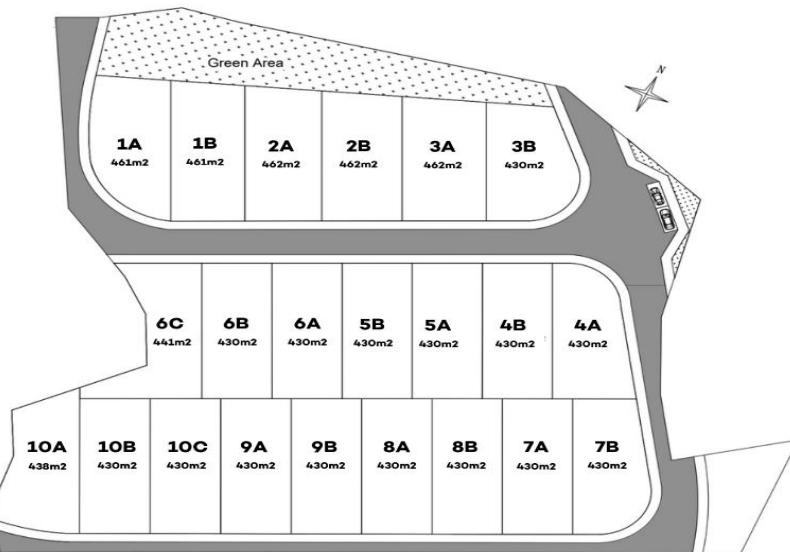
## Price change history

€455 000 on Apr 14, 2024

€360 000 on May 17, 2025



HOUSE TYPE B



HOUSE TYPE E



HOUSE TYPE A



**HOUSE TYPE C**



**HOUSE TYPE D**

