

## 5 Bedroom House for Sale in Akrounta, Limassol District

This gorgeous villa is in a beautiful private setting located approximately 7 kms from the centre of Limassol and beach areas close to the Germasogeia Dam and the stunning scenery of the Germasogeia river valley. It is built in a remote area suitable for people who value their privacy accessible by a cement road. It is on 2 levels Ground and 1st floor. On the ground floor there is a spacious fully equipped kitchen a pantry leading to a garage a dining area with garden views a family room with a fire place and with direct view and access to the main porch and garden. Also on this level is the living Room with full size patio windows facing East as well as North. The living area ceilings ar...

### Property Info

Covered Area	<b>350</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area **8500**

### Additional info

Reference Number	<b>VL35997</b>
Property type	<b>House</b>
Bathrooms	<b>4</b>

### Amenities

### Location

**Location:** Akrounta Region: **Limassol**

## Price: €1 350 000 + VAT

VAT for this property is **€175,500** or **€256,500**. 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>~€50 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 857.00/m<sup>2</sup></b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€1 350 000 on Apr 19, 2024





