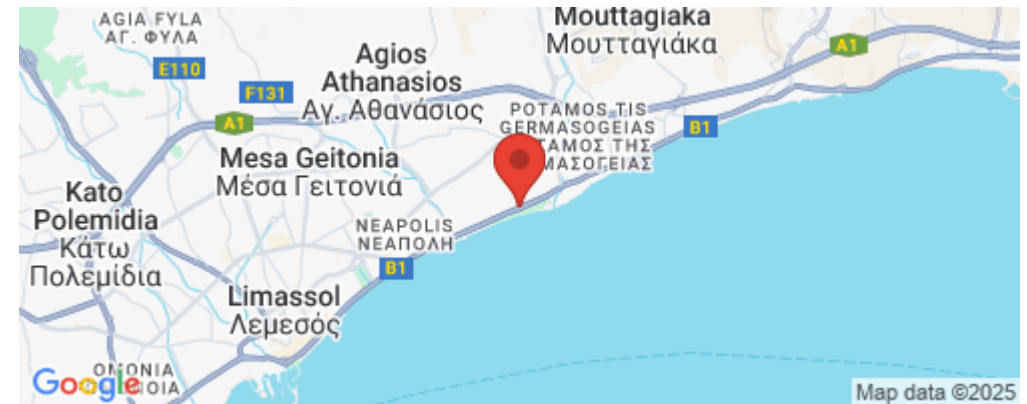


Luxurious 5-bedroom villa located near the Pizza Hut area, just behind Papas Supermarket. This fully renovated villa sits on a spacious land of 400m<sup>2</sup> with a cover area of 235m<sup>2</sup>. Boasting 3 bathrooms, 6 air conditioners, central heating, and fully furnished interiors including TV and satellite antenna, it offers both comfort and style. Enjoy the convenience of an alarm system for security and unwind in the private swimming pool surrounded by a beautifully landscaped garden. With title deeds available, this villa is only 300m away from the sea, providing easy access to beachside relaxation.



### Additional info

Covered Area	235	Plot area	400	Reference Number	7654
Air Conditioning	All rooms, Yes	Pool	Yes	Property type	House
				Condition	Pre-Owned

## Location

**Location:** Potamos Germasogeias

Region: **Limassol**Coordinates: **34.692994436794 / 33.08162516149**

## Price: €1 300 000 + VAT

VAT for this property is **€130,830** or **€247,000**. 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>~€48 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 532.00/m²</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

€1 300 000 on May 11, 2024











