

## 3 Bedroom Apartment for Sale in Amathounta, Limassol District

3 Bedroom modern flat in a newish luxury residential complex 300 meters from the beach:

The complex:

24 hour security  
 Concierge service and 24 hour service  
 Gym and sauna  
 Landscaped garden  
 Pools  
 Playgrounds

Description of the apartment:

3 bedrooms  
 Covered area - 114.5 sq.m.  
 81 m2 living area, 19 m2 covered veranda  
 Open plan kitchen  
 Family bathroom  
 Guest bathroom with shower  
 Spacious veranda overlooking the pool  
 Double-glazed windows  
 Covered parking, also in the closed territory of the complex, a large number of guest parking spaces  
 Pantry  
 TITLE

### Property Info

|                  |                  |
|------------------|------------------|
| Covered Area     | <b>114</b>       |
| Furnishing       | <b>Furnished</b> |
| Heating          | <b>Yes</b>       |
| Air Conditioning | <b>Yes</b>       |

### Plot / Area Info

|      |                     |
|------|---------------------|
| Pool | <b>Private, Yes</b> |
|------|---------------------|

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>21482</b>     |
| Property type     | <b>Apartment</b> |
| Condition         | <b>Pre-Owned</b> |
| Construction Year | <b>2018</b>      |
| Bathrooms         | <b>2</b>         |

- Storage room

**Location**

**Location:** Amathounta Region: **Limassol**

## Price: €585 000 + VAT

VAT for this property is **€29,250** or **€111,150**. 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>~€20 000.00</b>  | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€5 132.00/m²</b> |                 |             |

## Representative: 1st Class Homes

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>690</b>   | Email      | <b>info@1stclass-homes.com</b>                                     |
| License number                           | <b>367/E</b> | Legal name | <b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b> |
| Phone: <b>+35725310243, +35770000889</b> |              |            |  |

## Price change history

€585 000 on May 23, 2024







