

## 6+ Bedroom House for Sale in Limassol District

An exclusive property located in one of Limassol's most prestigious areas, in Kalogirous-Mouttagiaka Limassol.

The villa consists of 6 bedrooms and 5 bathrooms, offering luxury superior living with a total internal area of 650 sq.m., situated on a 1,200 sq.m. plot.

### Key Features

Marble, mosaic and granite in majority of areas

Marble and real stone facades

Italian superior quality tiles in bathroom areas

Maid's bedroom

Italian fabric curtains

Sauna

Underfloor heating

Airconditioning in all areas

Alarm and CCTV system

Iroko wooden frame windows, doors and wardrobes

Two (2) separate solid wood custom made k...

### Property Info

Covered Area	<b>650</b>
Furnishing	<b>Furnished</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>1200</b>
Pool	<b>Private, Yes</b>

### Additional info

Reference Number	<b>46135</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2012</b>
Bathrooms	<b>5+</b>

### Amenities

- Storage room

### Location

Region: **Limassol**

## Price: €3 900 000 + VAT

VAT for this property is **€615,000** or **€741,000**. 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>~€152 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 000.00/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

€3 900 000 on May 26, 2024







