

## 6+ Bedroom House for Sale in Limassol - Panthea

Modern and prestigious six-bedroom house with a private pool and garden area for sale in the Panthea, Mesa Geitonia area.



This magnificent six-bedroom detached house is located in the Panthea area, in Mesa Geitonia. The location of the property offers wonderful mountain views and easy access to the Motorway. In particular, the detached villa is just 5 minutes of driving to the Motorway and 15 minutes to the city center and any quarter of the town (Germasoyeia Tourist area, Agios Tychonas, Neapolis, Zakaki). This unique house is close to all types of services that such a luxurious household will need, amenities ranging from supermarkets, bakeries, pharmacies, restaurants, bars, priv...

### Property Info

|                  |                                |
|------------------|--------------------------------|
| Covered Area     | <b>260</b>                     |
| Furnishing       | <b>Unfurnished</b>             |
| Heating          | <b>Underfloor Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>          |

### Plot / Area Info

|           |                       |
|-----------|-----------------------|
| Plot area | <b>438</b>            |
| Pool      | <b>Yes</b>            |
| Parking   | <b>Uncovered, Yes</b> |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>SR19422</b>   |
| Property type    | <b>House</b>     |
| Condition        | <b>Pre-Owned</b> |
| Bathrooms        | <b>3</b>         |

### Amenities

### Location

**Location:** Limassol - Panthea

Region: **Limassol**

Coordinates: **34.726264418431 / 33.036244546585**

## Price: €1 200 000 + VAT

VAT for this property is **€131,077** or **€228,000**. 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>~€44 600.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€4 615.00/m<sup>2</sup></b> |                 |             |

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€1 200 000 on Jul 1, 2024







