

## 5 Bedroom House for Sale in Limassol District

Luxury and spacious this five-bedroom detached villa in the Germasoyeia Tourist area is available for sale! X

The detached villa sits on a large plot area of 960 square meters and offers an internal area of 550 square meters. This magnificent villa consists of a large open plan dining and living room, a kitchen area, three bedrooms with an en-suite shower and fitted wardrobes, two additional bedrooms, two guest toilets, a storage room, a laundry room, and a home cinema room. As an extra, the five-bedroom villa comes with a fully equipped kitchen, fully furnished, a water pressure system, central heating, air-conditioning units, an alarm system, an intercom system, two covered parking...

| Property Info |            | Plot / Area Info |                     | Additional info  |                  |
|---------------|------------|------------------|---------------------|------------------|------------------|
| Covered Area  | <b>550</b> | Plot area        | <b>960</b>          | Reference Number | <b>SR19923</b>   |
|               |            | Parking          | <b>Covered, Yes</b> | Property type    | <b>House</b>     |
|               |            |                  |                     | Condition        | <b>Pre-Owned</b> |
|               |            |                  |                     | Bathrooms        | <b>2</b>         |

| Amenities | Location  |
|-----------|---|
|           | Region: <b>Limassol</b>                               |
|           | Coordinates: <b>34.703621503901 / 33.083895403358</b> |

## Price: €2 450 000 + VAT

VAT for this property is **€371,955** or **€465,500**. 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<br>Price per SQM | <b>~€94 600.00</b><br><b>€4 455.00/m<sup>2</sup></b> | Common expenses | <b>None</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

€2 450 000 on Jul 1, 2024



