

4 Bedroom House for Sale in Pyrgos Lemesou, Limassol District

Introducing a luxurious, modern three-bedroom detached house in the Pyrgos Area, set to start construction in December 2024 with completion expected by November 2026. This beautiful home will be situated on a 670 sqm plot and features a 201.4 sqm internal covered area spread across two levels. Additionally, it boasts a 20.4 sqm covered veranda, a 31.6 sqm uncovered veranda, and a 32.5 sqm double garage, along with ample space for a personal garden.

The ground floor offers a sleek, contemporary kitchen that seamlessly integrates with the open-plan living and dining area, with large sliding windows leading to the garden and optional swimming pool area. This level also includes a gues...

| Property Info    |                      | Plot / Area Info                               |              | Additional info  |           |
|------------------|----------------------|--|--------------|------------------|-----------|
| Covered Area     | 201.4                |  |              | Reference Number | 25938     |
| Furnishing       | Unfurnished          | Plot area                                      | 670          | Property type    | House     |
| Heating          | Central Heating, Yes | Parking  | Covered, Yes | Condition        | Brand New |
| Air Conditioning | All rooms, Yes       |  |              | Bathrooms        | 1         |
| Amenities        |                      | Location                                       |              |                  |           |
| • Guest WC       |                      | Location: Pyrgos Lemesou                       |              | Region: Limassol |           |
|                  |                      | Coordinates: 34.746575916604 / 33.183952012134 |              |                  |           |

## Price: €690 000 + VAT

VAT for this property is **€59,010** or **€131,100**. 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>None</b>         | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 433.00/m²</b> |                 |             |

## Representative: FOX

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                                    | <b>488</b>   | Email      | <b>info@foxrealty.com.cy</b>               |
| License number   | <b>344/E</b> | Legal name | <b>FOX Smart Estate Agency Network Ltd</b> |
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## Price change history

€690 000 on Jul 28, 2024







