

397m² Building for Sale in Limassol - Kapsalos

Situated in the heart of Kapsalos, this residential building sits on a 524 sq.m. plot and offers an exceptional development opportunity. Currently configured as a ground floor and upper floor house, each unit features three bedrooms, including a master bedroom with an ensuite shower, a family bathroom, a guest toilet, separate kitchens with dining areas, and spacious living rooms with office space.



The property benefits from 50% coverage and 120% density, providing the potential for up to 630 sq.m. of covered areas across three floors. Located just 100m from main roads, amenities, bus stops, and only 2km from the beach and Limassol Marina, this is an ideal location for residential ...

Property Info

Covered Area **397**
 Furnishing **Unfurnished**

Plot / Area Info

Plot area **524**

Additional info

Reference Number **26404**
 Property type **Building**
 Condition **Pre-Owned**

Amenities

- Guest WC

Location

Location: Limassol - Kapsalos
 Coordinates: **34.694966492171 / 33.037353039485**

Region: **Limassol**

Price: €810 000 + VAT

VAT for this property is **€111,054** or **€153,900**. 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	Excluded	Title transfer fee	~€29 000.00	Common expenses	None
		Price per SQM	€2 040.00/m²		

Representative: FOX

Registration number	488	Email	info@foxrealty.com.cy
License number	344/E	Legal name	FOX Smart Estate Agency Network Ltd
Phone: +35726940150, +35725267777, +35725760781			

Price change history

€990 000 on Sep 6, 2024
 €870 000 on Nov 18, 2025
 €810 000 on Mar 7, 2026

