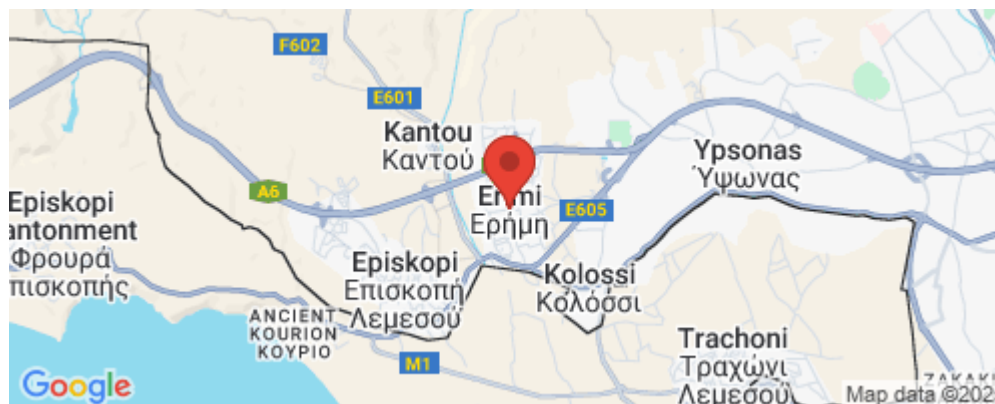


## 3 Bedroom House for Sale in Erimi, Limassol District

Very family friendly and prominent area in Erimi, close to all local amenities, schools and parks.



Three bedrooms (one bedroom is with ensuite bathroom)  
 Two bathrooms with shower trays  
 A toilet room on the ground floor  
 150m internal living space:  
 70,20m ground floor and 79,80m on the 1st floor  
 19m of covered verandas  
 4,50m of uncovered verandas  
 Parking space  
 Energy efficiency of A  
 1/2 plot

### Property Info

Covered Area	<b>169</b>
Covered Veranda	<b>19</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>240</b>
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### Additional info

Reference Number	<b>231630</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>
View	<b>Mountains view</b>

**Location:** Erimi

Region: **Limassol**

Coordinates: **34.6818602 / 32.9202321**

## Price: €420 000 + VAT

VAT for this property is **€27,611** or **€79,800**. 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>€2 485.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€380 000 on Sep 10, 2024  
 €420 000 on May 13, 2025

