

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

Beautiful three-bedroom House in Erimi for sale on the 380sqm land with 210 sqm internal area, it consist of a open plan living room with dining room, kitchen, an ensuite, the family bathroom and guest lavatory. The property offers swimming pool, one covered parking place and two uncovered.



#### Property Info

Covered Area **210**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **380**  
 Pool **Yes**  
 Parking **Covered, Yes**

#### Additional info

Reference Number **24334**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **2**

#### Amenities

- Guest WC

#### Location

**Location:** Erimi Region: **Limassol**  
 Coordinates: **34.680435340766 / 32.922109646312**

## Price: €460 000 + VAT

VAT for this property is **€41,400** or **€87,400**. 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>~€15 000.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 190.00/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

€460 000 on Nov 7, 2024







