

3 Bedroom House for Sale in Ypsonas, Limassol District

An exceptional opportunity to own a luxurious detached villa in Ypsonas, sitting on a 425 sq.m. plot in a tranquil cul-de-sac next to a green area. Built in 2018 by the owner for personal use, the villa boasts premium materials and high-end finishes, including sliding doors inside walls, hidden lighting, 8mm thermal insulation, marble countertops, and a fireplace with fans for efficient heating. ✖

The ground floor features an open-plan living space with a luxurious dining area, complemented by a smaller kitchenette and a guest toilet. A large covered veranda and a spacious yard make it perfect for outdoor living. The property also includes covered parking for two cars.

On the ...

| Property Info | | Plot / Area Info | | Additional info | |
|----------------------|-----------------------|-------------------------|---------------------|------------------------|------------------|
| Covered Area | 242 | Plot area | 425 | Reference Number | 27497 |
| Air Conditioning | All rooms, Yes | Parking | Covered, Yes | Property type | House |
| | | | | Condition | Pre-Owned |
| | | | | Bathrooms | 2 |

| Amenities | Location | |
|------------------|---|-------------------------|
| • Guest WC | Location: Ypsonas Coordinates: 34.686596186697 / 32.976870338206 | Region: Limassol |

Price: €800 000 + VAT

VAT for this property is **€82,579** or **€152,000**. 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.

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|-----|-----------------|-------------------------------------|--|-----------------|-------------|
| VAT | Excluded | Title transfer fee Price per SQM | ~€28 600.00 €3 306.00/m² | Common expenses | None |
|-----|-----------------|-------------------------------------|--|-----------------|-------------|

Representative: FOX

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Price change history

€800 000 on Nov 28, 2024







