

## 4 Bedroom House for Sale in Limassol District

For sale is a beautiful villa located in the heart of Germasoyeia's Tourist Area, a sought-after destination known for its vibrant atmosphere and close proximity to stunning beaches. This charming neighbourhood offers a mix of local amenities, restaurants, and shops, perfect for enjoying the leisurely lifestyle. X

This resale villa boasts an impressive 234 m<sup>2</sup> of internal space, featuring four spacious bedrooms and three well-appointed bathrooms, making it an ideal choice for families or those seeking extra room for guests. The property, built in 2010, is set on a large plot within a gated complex, ensuring privacy and security.

Residents can take advantage of the commun...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>234</b>	Plot area	<b>585</b>	Reference Number	<b>24943</b>
Heating	<b>Central Heating, Yes</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
Air Conditioning	<b>All rooms, Yes</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Pre-Owned</b>
				Bathrooms	<b>3</b>

Amenities	Location
• Guest WC	Region: <b>Limassol</b> Coordinates: <b>34.701333 / 33.104088</b>

## Price: €2 540 000 + VAT

VAT for this property is **€254,651** or **€482,600**. 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 Price per SQM	<b>~€98 200.00</b> <b>€10 855.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kazo Real Estate

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## Price change history

€2 540 000 on Dec 14, 2024









