

## **4 Bedroom House for Sale in Erimi, Limassol District**

Reference ID: #SA35872Price details: €1,350,000Villa for sale located in erimi village, at a private and quiet area, 15 minutes drive into Limassol Center, Close drive to kourion Beach – petrol stations – car wash – supermarket – minimarket plus many more. The immediate vicinity is characterized by residential development with houses of average standard and building sites. 4 bedroom house + studio (maid's room which is separate) Internal areas: 343m2Covered veranda: 28m2Verandas/garden: 318m2Parking areas: 36m2Land: 796m2



Property Info		Plot / Area Info		Additional info	
	371 2			Reference Number	SA35872
Covered Area Total Number of Floors		Plot area <b>7</b>		Property type	House
			796	Condition	Pre-Owned
				Construction Year	2018
				Bathrooms	3

Amenities Location

Location: Erimi Region: Limassol

Coordinates: **34.693726912174** / **32.91889639213** 



Price: €1 350 000 + VAT

VAT for this property is €180,085 or €256,500. 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.

	Evelveled	Title transfer fee	~ <b>€50 600.00</b>	Camanananan	Nama
	Excluded	Price ner SOM	£3 639,00/m²	Common expenses	None

## **Representative: Smart Assets**

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A

Phone: **+35777000111** 

## **Price change history**

€1 600 000 on Jan 25, 2025 €1 350 000 on Jun 25, 2025

















