

3 Bedroom House for Sale in Erimi, Limassol District

Nestled in green surroundings, this exclusive new development redefines modern suburban living, offering a seamless balance of tranquility and accessibility. Located just minutes east of Limassol, this boutique community of eight elegant homes provides a private retreat in an ecologically pristine environment, designed for those who seek both serenity and convenience. Each residence is meticulously crafted, ensuring spacious layouts and a refined sense of comfort. Expansive windows flood the interiors with natural light, while premium finishes add a touch of sophistication. Thoughtfully designed private verandas offer an inviting space to unwind, whether enjoying a quiet morning cof...

| Property Info |     | Plot / Area Info               |     | Additional info   |        |
|---------------|-----|--------------------------------|-----|-------------------|--------|
|               |     |                                |     | Reference Number  | p55900 |
| Covered Area  | 130 | Plot area                      | 197 | Property type     | House  |
|               |     |                                |     | Construction Year | 2026   |
|               |     |                                |     | Bathrooms         | 2      |
| Amenities     |     | Location                       |     |                   |        |
|               |     | Location: Erimi                |     | Region: Limassol  |        |
|               |     | Coordinates: 34.6719 / 32.9265 |     |                   |        |

## Price: €395 000 + VAT

VAT for this property is **€19,750** or **€75,050**. 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>~€12 400.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 038.00/m<sup>2</sup></b> |                 |             |

## Representative: Cyprus Sotheby's International Realty

|  |              |            |                                       |
|--|--------------|------------|---------------------------------------|
| Registration number                      | <b>1013</b>  | Email      | <b>info@cyprus-sothebysrealty.com</b> |
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## Price change history

€390 000 on Feb 18, 2025

€395 000 on Apr 9, 2025







