

## 4 Bedroom House for Sale in Ypsonas, Limassol District

Located in a peaceful family neighborhood in Limassol, this exclusive project features two elegant 4-bedroom villas that combine modern living with unparalleled comfort. Each villa offers 184m<sup>2</sup> of internal space and sits on a plot of up to 319m<sup>2</sup>, providing large room for a luxurious lifestyle. Designed for families, the location is quiet and safe, situated on a dead-end road next to a green area and a park, with views overlooking Limassol.

Key features include:

- Energy Efficiency A+ certification for sustainable living.
- Thermal aluminum frames and thermal insulation for year- round comfort.
- Electric shutters
- 3kW photovoltaic system

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### Property Info

Covered Area	<b>210</b>
Covered Veranda	<b>26</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area	<b>319</b>
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### Additional info

Reference Number	<b>235092</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>4</b>

### Amenities

#### Location

**Location:** Ypsonas Region: **Limassol**

## Price: €495 000 + VAT

VAT for this property is **€44,550** or **€94,050**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 357.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€495 000 on Feb 18, 2025

