

## 3 Bedroom House for Sale in Souni, Limassol District

Discover an exceptional opportunity to own an off-plan villa with a sea view near the pine forest of Souni, just a 25-minute drive from the Limassol Marina.

Two villas are available: upper house (brown) is Villa L, lower house (gray) is Villa E.

This villa is constructed with premium German thermal insulation, MULTIPOR, ensuring A+ energy efficiency for optimal comfort and sustainability.

Completion Date: December 2025.

Souni Pine Bungalows Highlights:

- Layout: L-shaped Single-floor open plan 130 sqm (plus Garage/storage Room Of 15 Sqm)
- Bedrooms: 3 (including 1 spacious en-suite master bedroom and 2 smaller bedrooms ideal for childr...

| Property Info     |                | Plot / Area | Info | Additional info   |                           |
|-------------------|----------------|-------------|------|-------------------|---------------------------|
|                   |                |             |      | Reference Number  | 236103                    |
| Covered Area      | 136            |             |      | Property type     | House                     |
| Energy Efficiency | A              | Plot area   | 650  | Condition         | <b>Under Construction</b> |
| Air Conditioning  | All rooms, Yes |             |      | Construction Year | 2025                      |
|                   |                |             |      | Bathrooms         | 3                         |

Amenities Location

Location: Souni Region: Limassol



Price: €399 000 + VAT

VAT for this property is €19,950 or €75,810. 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 | Excluded | Title transfer fee | None                     | Common ovnensos | None |
|-----|----------|--------------------|--------------------------|-----------------|------|
|     |          | Price per SOM      | €2 934.00/m <sup>2</sup> | Common expenses | None |

## **Representative: MySpace**

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## **Price change history**

€399 000 on Apr 11, 2025































