

6+ Bedroom House for Sale in Limassol - Agia Fyla

Unique Modern Villa with Sea Views in Agia Fyla, Limassol.

Key Features:

Resale | NO VAT | Sea & City Views | Prime Location | High-Quality Finishes | Quiet Neighborhood

Property Overview:

Located on an elevated 646m² corner plot in prestigious Ayia Fyla, this 3-level 2005-built (renovated 2024) villa offers 483m² of internal space, 76m² covered and 263m² uncovered verandas, and 136m² of landscaped green areas. Includes 6 bedrooms, 4 bathrooms, aquarium, glass tunnel elevator, and 10x4m pool.

Interior Details:

Ground Floor: Spacious open-plan living with Italian furnishings, fireplace, guest WC & wardrobe (Antonio Citterio design), dining ...

Property Info

Covered Area **559**
Furnishing **Furnished**
Heating **Yes**
Air Conditioning **Yes**

Plot / Area Info

Plot area **646**
Pool **Private, Yes**

Additional info

Reference Number **57599**
Property type **House**
Condition **Pre-Owned**
Construction Year **2001-2010**
Bathrooms **4**

Amenities

- Garden

Location

Location: Limassol - Agia Fyla Region: **Limassol**

Price: €2 800 000 + VAT

VAT for this property is **€426,812** or **€532,000**. 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	~€108 600.00	Common expenses	None
Title deed	Has Title	Price per SQM	€5 009.00/m²		

Representative: 1st Class Homes

Registration number	690	Email	info@1stclass-homes.com
License number	367/E	Legal name	KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD
Phone: +35725310243, +35770000889			

Price change history

€2 800 000 on Apr 29, 2025







