

4 Bedroom House for Sale in Limassol - Agia Fyla

Luxury 4-Bedroom Villa with Separate Studio & Stunning Sea Views – Agia Fyla, Limassol



Discover this exquisite 4-bedroom villa + separate studio, perfectly positioned on the hill of Agios Fyla, just a 5-minute drive from Limassol's top private schools - The Heritage, The Island, and the newly built Pascal Plot.

Spanning 320m² across three levels on an elevated 355m² plot, this stunning home offers breathtaking sea views and an array of luxury amenities.

Property Features:

? Entrance Level:

Independent maid's studio with kitchen & bathroom Cinema room for an immersive movie experience Wine cellar for collectors & enthusia...

Property Info		Plot / Area Info		Additional info	
Covered Area Air Conditioning	320 All rooms, Yes	Plot area Pool Parking	355 Yes Covered, Yes	Reference Number Property type Condition View	18691 House Pre-Owned Sea view
Air Conditioning	All rooms, Yes			Condition View	



• Gym

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

Coordinates: **34.70906864538** / **33.024233197143**



Price: €650 000 + VAT

VAT for this property is **€80,844** or **€123,500**. 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.

VAT	Excluded	Title transfer fee	~ €22 600.00		Nama
Title deed	Has Title	Price per SOM	€2 031.00/m²	Common expenses	None

Representative: Purple International Real Estate

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Price change history

€700 000 on May 2, 2025 €650 000 on Oct 22, 2025











































