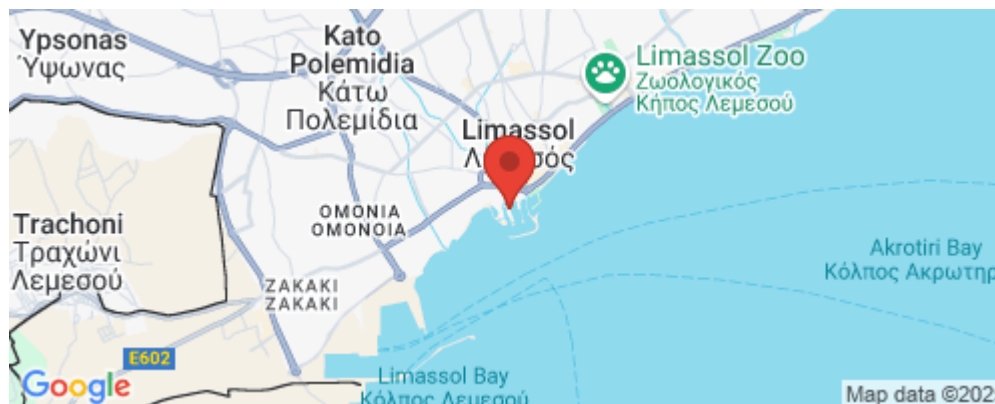


## 3 Bedroom House for Sale in Limassol - Marina

The project consist of 35 exclusive villas. Choice is plentiful; with a range of two, three or four bedroom villas featuring private berths as well as swimming pools, sundecks and private gardens, a short stroll from the beach. But whatever the choice, luxury, style and elegance are guaranteed – as are the unobstructed views of the Marina and the blue horizons of the Mediterranean.



The project is an exciting new destination in the Mediterranean. Designed by a world-renowned team of architects and engineers, it combines elegant residences and a full service marina with an enticing mix of restaurants and shops, to create a lifestyle uniquely shaped by 'living on the sea'.

...

### Property Info

Covered Area	<b>239</b>
Covered Veranda	<b>12</b>
Uncovered Veranda	<b>30</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>

### Plot / Area Info

Plot area	<b>229</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>4535</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
View	<b>Sea view</b>

### Amenities

- Roof Garden

### Location

**Location:** Limassol - Marina  
**Coordinates:** **34.668370261061 / 33.038484405492**

Region: **Limassol**

## Price: €3 900 000 + VAT

VAT for this property is **€398,322** or **€741,000**. 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€16 318.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€3 900 000 on May 7, 2025







