

## 5 Bedroom House for Sale in Kalogiroi, Limassol District

Reference ID: #SA36531Price details: €2,400,000This impressive three-level villa is located within the exclusive and well-established Kalogiroi area of Limassol.lt combines timeless elegance with modern comforts in one of Limassol's most desirable residential enclaves. The lower level includes a spacious playroom, private office, en-suite bedroom, laundry room, sauna, wine cellar and bathroom – ideal for relaxation and multifunctional use. The ground floor level welcomes you with an elegant entrance hall leading into an expansive open-plan sitting and dining area. A contemporary kitchen with an informal dining space, an en-suite bedroom, and a guest toilet complete the main living lev...

Property Info		Plot / Area Info		Additional info	
				Reference Number	SA36531
Covered Area Total Number of Floors	445 2	Plot area	988	Property type	House
				Condition	<b>Pre-Owned</b>
				Bathrooms	5+

Amenities Location

**Location:** Kalogiroi Region: **Limassol** 

Coordinates: 34.711435153781 / 33.101729805407



Price: €2 400 000 + VAT

VAT for this property is €342,742 or €456,000. 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	~€92 600.00	Camana a a a a a a a a a a a a a a a a a	Nama
		Price per SOM	€5 393.00/m <sup>2</sup>	Common expenses	None

## **Representative: Smart Assets**

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A

Phone: **+35777000111** 

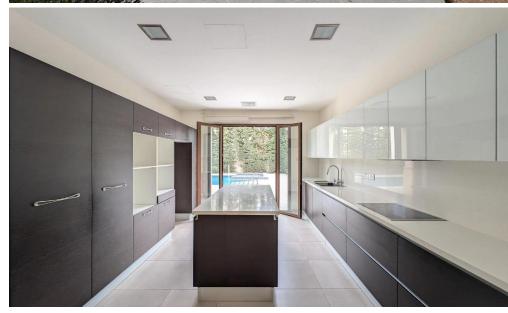
## **Price change history**

€2 400 000 on May 21, 2025



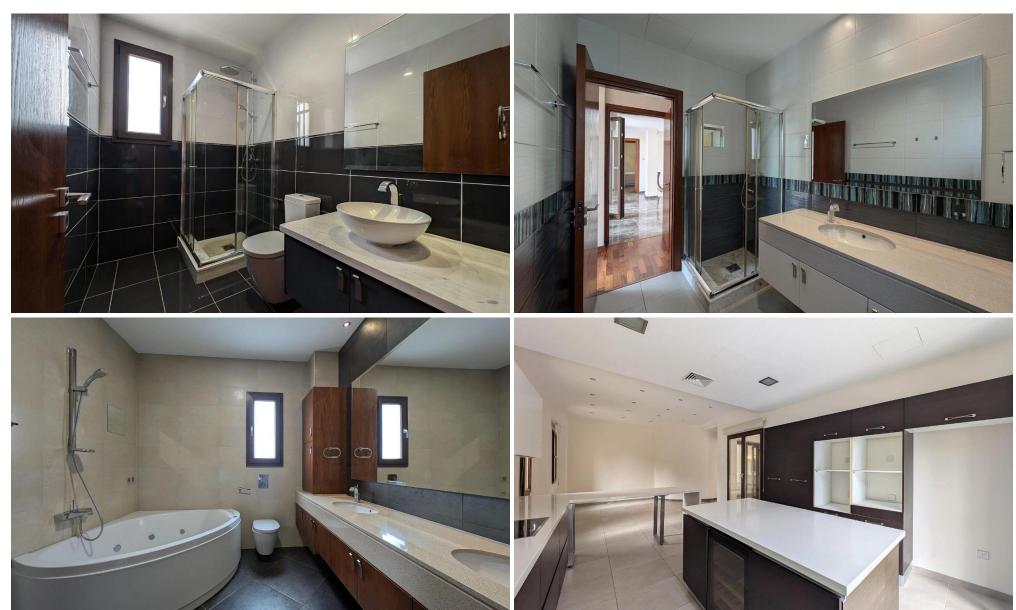












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