

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

Reference ID: #SA35097  
Price details: €650,000  
Discover this charming and spacious 3-bedroom bungalow located in the peaceful Erimi area, just a 7-minute drive from the scenic Agios Ermogenis beach. Ideal for those seeking a serene lifestyle with modern comforts!  
Key Features:  
1 ensuite bedroom with shower and toilet  
2 large bedrooms  
Guest bathroom with bathtub & separate guest toilet  
Set on approximately 630 sqm of land, including 160 sqm of covered living space, 100 sqm of open veranda, and a landscaped garden.  
Private swimming pool (8x4m) for your enjoyment  
Parking space for 3 cars (uncovered)  
Fully furnished and move-in ready!  
5KW solar panels covering the home's full energy needs  
Central...

Property Info	Plot / Area Info	Additional info
Covered Area 160	Plot area 1	Reference Number <b>SA35097</b>
Total Number of Floors 1	630	Property type <b>House</b> Condition Bathrooms <b>2</b>

Amenities	Location	
	<b>Location:</b> Erimi Coordinates: <b>34.684649582638 / 32.922073144645</b>	Region: <b>Limassol</b>

## Price: €650 000 + VAT

VAT for this property is **€38,188** 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	<b>Excluded</b>	Title transfer fee Price per SQM	<b>~€22 600.00</b> <b>€4 063.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	--	-----------------	-------------

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35777000111</b>			

## Price change history

€650 000 on Jun 17, 2025





