

5 Bedroom House for Sale in Limassol District

Located in the serene area of Souni, this modern 5-bedroom villa combines luxury living with smart technology and energy efficiency. Set on a generous 941 sqm plot, the home offers 296 sqm of total covered area, including 195 sqm of internal space, 43 sqm of covered balconies, 49 sqm of covered parking, and a 6.2 sqm storage room. An additional 99.7 sqm of uncovered verandas and a private 9 x 3.5 m swimming pool complete the outdoor experience.

Designed for comfort and efficiency, the villa features electric underfloor heating, full A/C, a KNX smart home system, and an 8kW photovoltaic system. It includes 4 bathrooms, ample storage, and 2 covered parking spaces. Energy Efficiency r...

Property Info

Covered Area	195
Furnishing	Unfurnished
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	941
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	30429
Property type	House
Condition	Brand New
Bathrooms	4

Amenities

- Storage room

Location

Region: Limassol  
Coordinates: 34.74031 / 32.886105

## Price: €1 200 000 + VAT

VAT for this property is **€98,769** or **€228,000**. 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>€6 154.00/m²</b>		

## Representative: FOX

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## Price change history

€1 200 000 on Jul 12, 2025

