


3 Bedroom House for Sale in Ypsonas, Limassol District

This beautifully designed villa offers 198 m² of covered space on a private plot, combining energy efficiency, modern aesthetics, and high-quality materials. Built with a focus on sustainability and year-round comfort, it includes German ClimaPlus insulation, an Austrian 3KW photovoltaic system, and Italian waterproofing solutions. 

A highlight of this property is its private swimming pool, perfect for relaxation and outdoor living.

Interior finishes feature Belgian Quick-Step waterproof parquet (lifetime warranty), a full suite of BOSCH appliances, DAIKIN air conditioning, and Sonoff smart home automation. The façade can be customized with HPL panels, natural stone, or w...

Property Info

Covered Area	198
Total Number of Floors	2
Energy Efficiency	A

Plot / Area Info

Plot area	267
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	8068
Property type	House
Condition	Under Construction

Amenities

- Parking

Location

Location: Ypsonas

Region: **Limassol**

Coordinates: **34.699257390677 / 32.942987694553**

Price: €600 000 + VAT

VAT for this property is **€50,364** or **€114,000**. 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	None	Common expenses	None
		Price per SQM	€3 030.00/m²		

Representative: RealDeal Estates

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

Price change history

€600 000 on Jul 26, 2025

