

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

- 3 bedrooms
- 3 W/C
- Internal Area 194m<sup>2</sup>
- Plot Area 441m<sup>2</sup>
- A/C
- Parking Space
- Customizable layout & finishes
- High-quality timber frame → The main structure of the building is made with strong, durable timber (wood) instead of concrete or steel. It usually means good insulation, faster construction, and eco-friendliness
- German-standard build → Suggests the property was built following German engineering and construction standards, which are known for being precise, energy-efficient, and durable. It's a way to highlight reliability and premium quality.
- Energy Efficiency "A"



### Property Info

Covered Area **194**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **441**

### Additional info

Reference Number **13342**  
 Property type **House**  
 Condition **Brand New**  
 Bathrooms **3**

### Amenities

- Guest WC

### Location

**Location:** Parekklesia  
**Coordinates:** **34.742980531334 / 33.15853943898**

Region: **Limassol**

## Price: €450 000 + VAT

VAT for this property is **€36,789** or **€85,500**. 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	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 320.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

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## Price change history

€450 000 on Aug 7, 2025





