

## 4 Bedroom House for Sale in Limassol District

For Sale – 4 Bedroom Villa, Prime Beachfront Location, Limassol

Luxury villa situated in one of the best areas of Limassol, just across the beach. The property offers 360 sq.m covered area on a 600 sq.m plot, featuring a private swimming pool and covered parking for two cars.

### Property Info

Covered Area **360**  
Energy Efficiency **B**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **590**  
Pool **Yes**

### Additional info

Reference Number **238848**  
Property type **House**  
Condition **Pre-Owned**  
Construction Year **2001-2010**  
Bathrooms **3**

### Amenities

### Location

Region: **Limassol**

## Price: €1 370 000 + VAT

VAT for this property is **€180,383** or **€260,300**. 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>~€51 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 806.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€1 370 000 on Aug 20, 2025

