

3 Bedroom House for Sale in Limassol

This modern villa is located in the Tombs of the Kings area, just 650 meters walking distance to the beaches in a quite neighborhood. Lidl supermarket and public buses are also nearby. Features: Marble / Porcelain Flooring GROHE Sanitary Ware Parking Overflow Swimming Pool Laundry Room VRV Air-Conditioning Video Entry System Remote Controlled Gate Cloakroom Underfloor Heating Smart Home The Project has EPC certificate with "A" Energy Efficiency Rating.



Property Info

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|------------------------|------------|
| Covered Area | 160 |
| Floor Number | 1 |
| Total Number of Floors | 1 |

Plot / Area Info

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|-----------|------------|
| Plot area | 300 |
|-----------|------------|

Additional info

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|------------------|------------------|
| Reference Number | R03-1 |
| Property type | House |
| Condition | Pre-Owned |
| Bathrooms | 1 |

Amenities

Location

Location: Limassol Region: **Limassol**
Coordinates: **34.6851 / 33.0442**

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.

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|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€22 600.00 | Common expenses | None |
| | | Price per SQM | €4 063.00/m² | | |

Representative: Cyprus Developers Alliance (CDA Group)

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|--|------------|------------|---|
| Registration number | N/A | Email | cyp@cyprus-alliance.com |
| License number | N/A | Legal name | Cyprus Developers Alliance (CDA Group) |
| Phone: +35725355260, +35780004455 | | | |

Price change history

€650 000 on Aug 26, 2025



