

## 3 Bedroom House for Sale in Limassol

This three bedroom, two floor villa is overlooking the Mediterranean Sea and is strategically located at the Sea Caves area in Peyia, just a short drive away to the historical city of Paphos. On the ground floor you will find a living room and a dining room which is separated by a fireplace. The high ceiling kitchen is equipped with the highest quality equipment and is extended to an outdoor island. Furthermore, one ensuite bedroom with direct access to the garden that can also be used as an office. The courtyard consists of a semi-covered veranda, an outdoor patio, a professional barbeque station alongside a spacious storage area. The lush pool, which boasts UMA custom ...



### Property Info

Covered Area	257
Covered Veranda	107
Floor Number	1
Total Number of Floors	1

### Plot / Area Info

Plot area **586**

### Additional info

Reference Number	<b>R62-1</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

### Amenities

### Location

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

**Price: €1 900 000 + VAT**

VAT for this property is **€205,747** or **€361,000**. 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>~€72 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 393.00/m<sup>2</sup></b>		

**Representative: Cyprus Developers Alliance (CDA Group)**

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**Price change history**

€1 900 000 on Aug 26, 2025







