

5 Bedroom House for Sale in Paniotis, Limassol District

This villa is designed to be built on a spacious plot in any available location. The price covers construction only and does not include the cost of the land. The property spans three levels and features a lift for convenience. The basement can be customized as a storage area or a gym. The layout includes five bedrooms, six bathrooms, and a private swimming pool. The main features of the project and the units: 3 Levels Lift Basement (Storage/Gym) 5 Bedrooms 6 Bathrooms Private Swimming Pool EPC Certificate with "A" Energy Efficiency Rating



Property Info

| | |
|------------------------|------------|
| Covered Area | 378 |
| Floor Number | 1 |
| Total Number of Floors | 1 |

Plot / Area Info

Plot area **1**

Additional info

| | |
|------------------|------------------|
| Reference Number | S198-1 |
| Property type | House |
| Condition | Pre-Owned |
| Bathrooms | 5+ |

Amenities

Location

Location: Paniotis Region: **Limassol**
Coordinates: **34.7150512 / 33.0816296**

Price: €2 200 000 + VAT

VAT for this property is **€295,778** or **€418,000**. 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.

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|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€84 600.00 | Common expenses | None |
| | | Price per SQM | €5 820.00/m² | | |

Representative: Cyprus Developers Alliance (CDA Group)

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|--|--------------------------------|------------|---|
| Registration number | Registration number 591 | Email | sales@cyprus-alliance.com |
| License number | License 118/E | Legal name | Cyprus Developers Alliance (CDA Group) |
| Phone: +35725059360, +35797544416 | | | |

Price change history

€2 200 000 on Aug 26, 2025

