

5 Bedroom House for Sale in Armenochori, Limassol District

This project offers an unparalleled living experience, merging sophistication with modern convenience. Set in a prestigious location that ensures privacy and tranquility, it is complemented by state-of-the-art facilities and luxurious finishes that cater to every desire for comfort and elegance. With 5 bedrooms, each featuring its own en-suite bathroom, and a total of eight bathrooms, the villa can comfortably accommodate both large families and guests. The villa also includes a fireplace, gym, 4-car parking, and a smart home automation system by Ekinex (Italy).The Project has EPC certificate with “A” Energy Efficiency Rating.

Property Info		Plot / Area Info		Additional info	
Covered Area	450			Reference Number	A0282-1
Floor Number	1	Plot area	750	Property type	House
Total Number of Floors	1			Condition	Pre-Owned
				Bathrooms	1

Amenities	Location	
	Location: Armenochori	Region: Limassol
	Coordinates: 34.72714 / 33.1309	

## Price: €4 750 000 + VAT

VAT for this property is **€680,833** or **€902,500**. 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>~€186 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€10 556.00/m²</b>		

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
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## Price change history

€4 750 000 on Aug 26, 2025





