

250m² House for Sale in Louvaras, Limassol District

For sale is a spacious modern bungalow with a total internal space of 250 m2, situated in the peaceful and scenic area of Louvaras. This resale property was built in 2022 and offers generous living areas designed for both comfort and style. The home includes 4 bedrooms and 4 ensuite bathrooms, a maids room and 2 guest quarters, making it ideal for large families or those who enjoy hosting guests.



The bungalow comes with a basement, providing extra space for storage, a gym, or entertainment. The large plot gives plenty of outdoor space, where you can enjoy your own private swimming pool and breathtaking country views. Energy efficiency is rated A, with underfloor heating and a centr...

Property Info

Covered Area	250
Heating	Underfloor Heating, Yes
Air Conditioning	All rooms, Yes

Amenities

- Guest WC

Location

**Location:** Louvaras  
**Coordinates:** 34.838795306518 / 33.039276206611

Plot / Area Info

Plot area	13156
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	20473
Property type	House
Condition	Pre-Owned

Region: **Limassol**

## Price: €2 500 000 + VAT

VAT for this property is **€265,000** or **€475,000**. 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>~€96 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€10 000.00/m²</b>		

## Representative: Purple International Real Estate

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## Price change history

€2 500 000 on Sep 10, 2025



















