

## 250m<sup>2</sup> 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		Plot / Area Info		Additional info	
Covered Area	250	Plot area	13156	Reference Number	r <b>20473</b>
Heating	Underfloor Heating, Yes	Pool	Yes	Property type	House
Air Conditioning	All rooms, Yes	Parking	Covered, Yes	Condition	<b>Pre-Owned</b>

Amenities Location

• Guest WC Region: Limassol

Coordinates: 34.838795306518 / 33.039276206611



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 Excluded Title transfer fee  $\sim \$96\ 600.00$  Common expenses None Price per SQM  $\$10\ 000.00/m^2$ 

## **Representative: Purple International Real Estate**

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## **Price change history**

€2 500 000 on Sep 10, 2025























































































