

## 4 Bedroom House for Sale in Pyrgos Lemesou, Limassol District

A house for sale in the village of Pyrgos (Limassol). 4 bedrooms, separate office room, bathroom, shower in the master bedroom, spacious living room, separate kitchen with dining area. 280 m2 internal area, 150 m2 covered and open verandas, the total area of the plot is 770 m2. There is a separate BBQ area, as well as an extension in the form of a studio with a shower, with a separate entrance. On the plot, there is also a detached house with two bedrooms, an equipped kitchen and a living room on the territory, which can be rented out or used for a large family, as a separate house for parents or staff. The price includes the purchase of both - a large house and the small one.

### Property Info

Covered Area	<b>430</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>178958</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Pyrgos Lemesou Region: **Limassol**

## Price: €2 200 000 + VAT

VAT for this property is **€310,558** 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.

VAT	<b>Excluded</b>	Title transfer fee	<b>~€84 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 116.00/m<sup>2</sup></b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35796644888</b>			

## Price change history

€2 200 000 on Oct 1, 2025

