

## 6+ Bedroom House for Sale in Limassol - Agia Fyla

A six-bedroom sanctuary of refined elegance. With sweeping panoramic views and surrounded by verdant greenery, it invites those with an eye for beauty to experience a seamless fusion of comfort and humane luxury.

### PROPERTY TECHNICAL SPECIFICATIONS SHEET

Property Type:

Luxury Detached Residence with Integrated Professional Workspaces

Location:

Lefkothea, Ayia Fyla

Total Covered Area: 225 m<sup>2</sup>

Plot Size: 590 m<sup>2</sup>

Year of Construction: 2022

Condition: Excellent

Levels: Two-storey

Bedrooms: 6 (of which some may be converted to offices or a playroom)

WC: 4 (of which 3 Bathrooms)

Kitchen: AEG appliances, modern de...

Property Info	Plot / Area Info	Additional info	
Covered Area	<b>225</b>	Plot area	<b>240069</b>
Energy Efficiency	<b>A</b>	Pool	<b>House</b>
Air Conditioning	<b>All rooms, Yes</b>	Yes	<b>Pre-Owned</b>
		Reference Number	<b>2022</b>
		Property type	<b>4</b>
		Condition	
		Construction Year	
		Bathrooms	

### Amenities

### Location

**Location:** Limassol - Agia Fyla **Region:** Limassol

## Price: €1 300 000 + VAT

VAT for this property is **€125,667** or **€247,000**. 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 Price per SQM	<b>~€48 600.00</b> <b>€5 778.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
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## Price change history

€1 300 000 on Oct 22, 2025





