

## 3 Bedroom House for Sale in Ypsonas, Limassol District

FOR SALE – Exclusive Sea View Luxury Residences, Limassol

Experience coastal luxury living in these brand-new 3-bedroom, 3-level residences, offering panoramic sea views, private roof gardens, and spacious verandas. Located in a prime area, just 7 minutes from My Mall & City of Dreams Resort-Casino and 12 minutes from Limassol Marina, these homes combine modern design, superior quality, and unmatched convenience.

□ Property Highlights:

- Covered area: 240 m<sup>2</sup>
- 3 bedrooms, each with en-suite shower & private balcony
- Open-plan living area with modern kitchen & guest WC
- Private roof garden with spectacular sea views

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### Property Info

Covered Area	<b>240</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>240</b>
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### Additional info

Reference Number	<b>240224</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Construction Year	<b>2025</b>
Bathrooms	<b>4</b>

### Amenities

#### Location

**Location:** Ypsonas Region: **Limassol**

## Price: €473 000 + VAT

VAT for this property is **€48,483** or **€89,870**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 971.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€473 000 on Oct 25, 2025



