

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

A stylish detached house on a 1,600 sq.m plot with 270 sq.m of covered living space. The property features a master bedroom with en-suite bathroom, two additional bedrooms, an office, and a separate bathroom. The open-plan kitchen and living area offer stunning sea and mountain views. The home is fully equipped with A/C throughout, water softening and purification systems, a fireplace, solar hot water, a laundry room, and a storage room. High security is ensured with an alarm system, CCTV, and monitored gate access. Excellent sound and heat insulation. Parking for up to 5 cars. Located just a 10-minute drive from the beach, this villa is ideal for comfortable living or as a high-return re...

### Property Info

|                   |                       |
|-------------------|-----------------------|
| Covered Area      | <b>270</b>            |
| Energy Efficiency | <b>A</b>              |
| Air Conditioning  | <b>All rooms, Yes</b> |

### Plot / Area Info

|           |             |
|-----------|-------------|
| Plot area | <b>1600</b> |
|-----------|-------------|

### Additional info

|                  |                       |
|------------------|-----------------------|
| Reference Number | <b>240991</b>         |
| Property type    | <b>House</b>          |
| Condition        | <b>Pre-Owned</b>      |
| Bathrooms        | <b>1</b>              |
| View             | <b>Mountains view</b> |

### Amenities

- Fireplace

### Location

**Location:** Parekkklisia Region: **Limassol**

## Price: €2 700 000 + VAT

VAT for this property is **€303,000** or **€513,000**. 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>~€104 600.00</b>  | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€10 000.00/m²</b> |                 |             |

## 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> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€4 000 on Dec 4, 2025  
 €2 700 000 on Dec 13, 2025













