

## 3 Bedroom House for Sale in Limassol District

Located in the sought-after Agia Fylaksi Quarter of Limassol Municipality, this well-maintained detached two-storey house offers comfort, space, and excellent accessibility. The property is ideally positioned approximately 750m northwest of Agia Fylaksi 19th Primary School and 650m west of the Agia Fylaksi-Palodeia road connection, making it a convenient choice for families and professionals alike. x

Built circa 2006, the house sits on a 527 sq.m. plot with a regular shape and benefits from a 21-meter road frontage, of a public registered road.

### Property Layout

The residence features a practical and family-friendly layout across two levels:

Ground Floor

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Property Info		Plot / Area Info		Additional info	
Covered Area	<b>245</b>	Plot area	<b>527</b>	Reference Number	<b>32604</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Uncovered, Yes</b>	Property type	<b>House</b>
				Condition	<b>Pre-Owned</b>
				Bathrooms	<b>3</b>
				View	<b>City view</b>

Amilities	Location
• Garden	Region: <b>Limassol</b> Coordinates: <b>34.720963758779 / 33.008974322755</b>

## Price: €400 000 + VAT

VAT for this property is **€41,714** or **€76,000**. 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>~€12 600.00</b> <b>€1 633.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: FOX

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## Price change history

€400 000 on Jan 28, 2026





