

## 3 Bedroom House for Sale in Pyla Tourist Area, Larnaca District

This property is a detached house with modern design, high quality construction standards and electrical provision for Smart Home system. Configured with open plan kitchen/living area, guest WC, 3 bedrooms(master with en-suite) and main bathroom. Externally there is covered parking and garden that could accommodate a swimming pool (optional) and storage room.

Available house #5:

Gated complex

Walking distance from the beach - 400 meters

3 ensuite bedrooms

provision for underfloor heating

photovoltaic panels

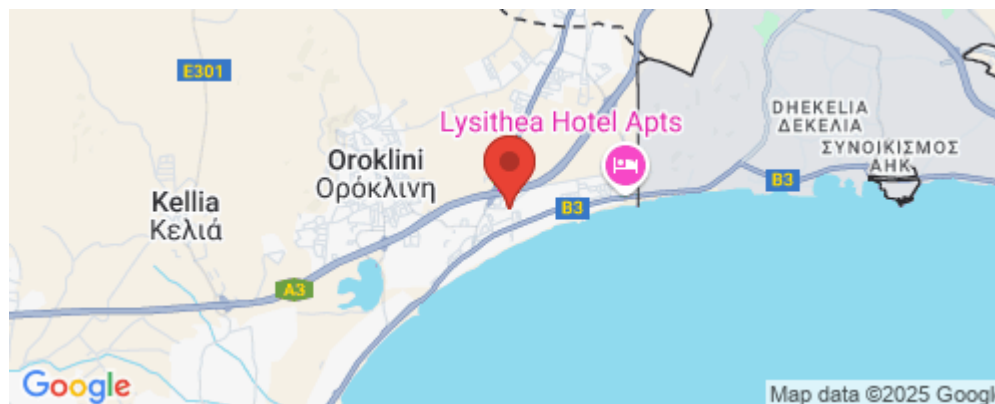
provision for a/c in all areas

3-phase electricity power

class A energy efficiency

modern design

lux...



### Property Info

Covered Area	<b>152</b>
Covered Veranda	<b>17</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area	<b>365</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>2849</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Construction Year	<b>2023</b>
Bathrooms	<b>3</b>

### Amenities

- Parking

### Location

**Location:** Pyla Tourist Area

Coordinates: **34.977655584939 / 33.679103726046**

Region: **Larnaca**



## Price: €555 000 + VAT

VAT for this property is **€28,772** or **€105,450**. 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>€3 651.00/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

€555 000 on Dec 14, 2023

