

4 Bedroom House for Sale in Livadia Larnakas, Larnaca District

Four-Bedroom Villa – Contemporary Comfort by the Sea

Just 200 meters from the beach, this four-bedroom villa combines modern design with practical family living. The open-plan layout unites the living, dining, and kitchen areas into a seamless flow, enhanced by wide glass doors that connect to a private garden and optional swimming pool. Natural light fills the interiors, creating a bright and uplifting atmosphere throughout the home.

The ground floor includes a spacious lounge, guest toilet, and pantry, designed for both everyday convenience and entertaining. Upstairs, the master bedroom serves as a private retreat with its own en-suite bathroom, while three additional bedr...

Property Info

Covered Area	210
Covered Veranda	29
Energy Efficiency	A

Plot / Area Info

Plot area	240
Pool	Yes

Additional info

Reference Number	3236
Property type	House
Condition	Under Construction
Construction Year	2026
Bathrooms	4
View	Sea view

Amenities

Location

Location: Livadia Larnakas

Region: **Larnaca**

Coordinates: **34.955472573684 / 33.64699521164**

Price: €680 000 + VAT

VAT for this property is **€61,200** or **€129,200**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€3 238.00/m²		

Representative: MySpace

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Price change history

€550 000 on Dec 14, 2023
 €630 000 on Aug 9, 2024
 €650 000 on Apr 20, 2025
 €680 000 on Oct 3, 2025



