

3 Bedroom House for Sale in Larnaca District

Elegant 3-Bedroom Villa by the Sea - Ultimate Mediterranean Comfort 

This sophisticated 3-bedroom villa offers a perfect balance of elegance, comfort, and coastal charm—designed for those who appreciate refined architecture and the beauty of beachside living. Located just steps from the Mediterranean shoreline, this home delivers an exceptional lifestyle in one of the most sought-after areas.

Step inside to discover a thoughtfully designed open-plan living space, where large floor-to-ceiling windows invite natural light and frame calming sea views. The spacious living and dining area flows effortlessly into a fully equipped designer kitchen, ideal for entertaining or ever...

Property Info

Covered Area	184
Covered Veranda	17
Energy Efficiency	A
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	796
Parking	Covered, Yes

Additional info

Reference Number	3554
Property type	House
Condition	Under Construction
Construction Year	2026
Bathrooms	3

Amenities

- Parking

Location

Region: **Larnaca**
 Coordinates: **34.824108044644 / 33.566656988928**

Price: €739 000 + VAT

VAT for this property is **€56,068** or **€140,410**. 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	€4 016.00/m²		

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty ltd
Phone:	+35795129336, +35799409010		

Price change history

€630 000 on Dec 14, 2023
€650 000 on Sep 11, 2024
€739 000 on Nov 19, 2025

