

## 4 Bedroom House for Sale in Larnaca District

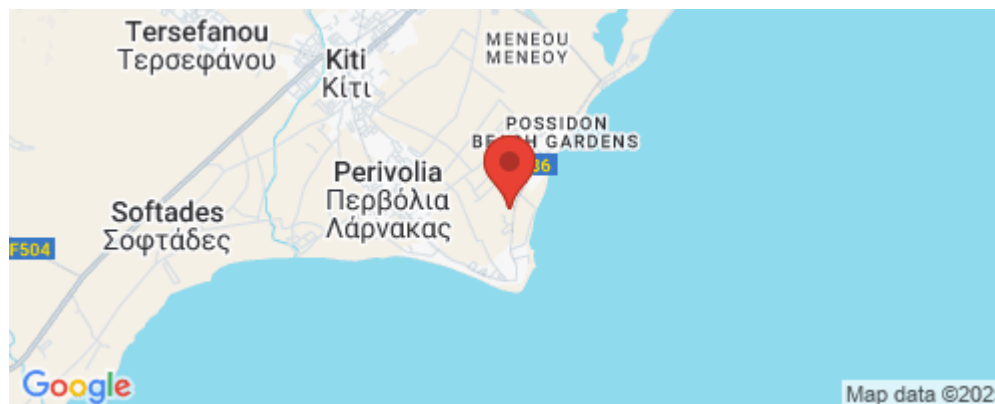
Villa with 4 bedroom and 3 bathroom, 350m from the sea and grab this amazing opportunity of a 557m2 jointly own plot with free fresh produce all year round and a barbecue area use in this residence.

Private road Parking places for two cars.

Swimming Pool and Exterior Shower.

Private landscaped gardens external kitchen counter/bar and pergola covered veranda that connects the living room with the pool and garden when opened and gives the feeling of outdoors, indoors!

Jointly owned agricultural plot with vegetables, trees etc in the back side of the project big barbeque area in the agricultural plot with traditional stove, pergolas, kitchen counters, playground for c...



### Property Info

|                   |            |
|-------------------|------------|
| Covered Area      | <b>229</b> |
| Covered Veranda   | <b>20</b>  |
| Energy Efficiency | <b>A</b>   |

### Plot / Area Info

|           |            |
|-----------|------------|
| Plot area | <b>557</b> |
| Pool      | <b>Yes</b> |

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>3867</b>      |
| Property type     | <b>House</b>     |
| Condition         | <b>Brand New</b> |
| Construction Year | <b>2023</b>      |
| Bathrooms         | <b>3</b>         |

### Amenities

### Location

Region: **Larnaca**

Coordinates: **34.827444 / 33.600639**

## Price: €850 000 + VAT

VAT for this property is **€83,552** or **€161,500**. 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>€3 712.00/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

€850 000 on Dec 14, 2023















