

## 4 Bedroom House for Sale in Xylotymvou, Larnaca District

The house is located in Larnaca, xylotymvou village and more specifically in the British Sovereign Base. Xylotymvou is a small province of Cyprus located in the district of Larnaca, even though until 1917 it was under the district of Famagusta. The village name comes from the discovery of a carved wooden grave with wonderful carving representation of Aphrodite and Artemis in 1882. Moreover, the village has many churches and beautiful monasteries.

The property is just 20 minutes driving from the international airport and 15 minutes driving from the beautiful Ayia Napa and Protaras. The property has a huge land and mature garden. It is the perfect house for a family to live peace...

### Property Info

Covered Area	<b>280</b>
Furnishing	<b>Furnished</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>3230</b>
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### Additional info

Reference Number	<b>25662</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Xylotymvou Region: **Larnaca**

## Price: €750 000 + VAT

VAT for this property is **€86,250** or **€142,500**. 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>~€26 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 679.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€750 000 on May 22, 2024













