

## 4 Bedroom House for Sale in Larnaca District

Four bedroom resale villa fully renovated located in Dhekelia Road of Larnaca. This stunning property boasts a beautiful garden and is just a 5 minute walk from the beach. With a plot size of 380 sq.m. and an internal covered area of 140 sq.m. the villa features 4 bedrooms 3 bathrooms a swimming pool and ample covered parking with a storage room. Its prime location ensures a high quality of living making it an excellent choice for residential purposes or as an investment with a promising return on investment. The neighborhood is newly built and you ll enjoy sea views from the bedrooms. Plus it s conveniently close to all amenities with easy access to the motorway 1 2 minutes by car .

### Property Info

Covered Area	<b>140</b>
Energy Efficiency	<b>C</b>

### Plot / Area Info

Plot area	<b>380</b>
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### Additional info

Reference Number	<b>VL37260</b>
Property type	<b>House</b>
Bathrooms	<b>3</b>

### Amenities

### Location

Region: **Larnaca**

## Price: €540 000 + VAT

VAT for this property is **€27,000** or **€102,600**. 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>~€18 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 857.00/m²</b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
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## Price change history

€540 000 on May 25, 2024





