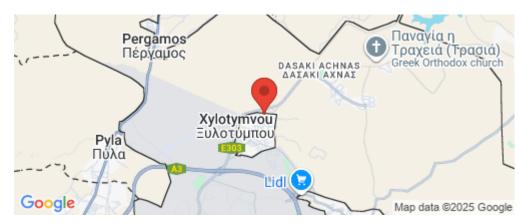


## 3 Bedroom House for Sale in Larnaca District

Brand New Semi Detached, with modern design, 3-bedroom house for sale in Xylotimvou area. Xylotimvou area is situated only 10 minutes' drive to the nearest beach, 20 minutes' drive to Larnaca Town Centre and 25 minutes' drive to the International Airport of Larnaca. The house is located in a quiet residential road and gives easy access to the main motorway which connects to Larnaca, Lefkosia, Lemesos, Pafos and Ammochostos. An ideal home for permanent residency.



House for sale in Larnaca, in Xylotimvou area. The property consists of 3 bedrooms, open plan kitchen with spacious lounge and dining area, 1 bath, 1 shower en-suite, 3 wc, provision for A/C and central heating, provi...

Property Info		Plot / Area Info		Additional info	
Heating	138 Central Heating, Yes All rooms, Yes	Plot area Parking	183 Covered, Yes	Reference Number Property type Condition Bathrooms	18178 House Brand New 1

Amenities Location

• Garden Region: Larnaca

Coordinates: 35.022402411257 / 33.745614571653



Price: €243 000 + VAT

VAT for this property is €12,150 or €46,170. 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	Title transfer fee <b>None</b>		None
		Price per SQM	€1 761.00/m <sup>2</sup>	Common expenses	None

## **Representative: Kalogirou Real Estate**

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License number	569/E	Legal name	N/A

Phone: **+35724003723** 

## **Price change history**

€243 000 on Aug 9, 2024





