

### 3 Bedroom House for Sale in Livadia Larnakas, Larnaca District

Two Semi Detached, 3 Bedroom Houses for Sale in Livadia area, Larnaca. The area of Livadia provides all amenities including schools, supermarket, bank, shops etc. The property is within close proximity to the beach the harbour and Larnaca Town. Easy access to Larnaca, Ayia Napa, Nicosia motorway. The property located in a very quiet place with colse distance to the New Marina of Larnaca. Walking distance to amenities like food shops, pharmacies, kiosks, supermarkets etc.

The House on the ground floor has internal covered area of 140 sq. m and consists of 3 bedrooms, separate kitchen, living room, dining room, 1 bath, 2wc, storage room, A/C, electrical appliances,12 sq. m covered ve...

#### Property Info

Covered Area	<b>252</b>
Covered Veranda	<b>30</b>
Furnishing	<b>Furnished</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Plot area	<b>553</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>43110</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>2</b>

#### Amenities

- Balcony

#### Location

**Location:** Livadia Larnakas                      Region: **Larnaca**  
**Coordinates: 34.9233126 / 33.6149561**

## Price: €367 500 + VAT

VAT for this property is **€39,200** or **€69,825**. 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>~€11 300.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 458.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
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## Price change history

€367 500 on Aug 9, 2024







