

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

Renovated, Three Bedroom House for Sale in Livadia Area, Larnaca. The village of Livadia provides all amenities including major supermarket, bank, medical facilities, schools, bus service, a variety of shops, pharmacy etc. The luxurious villa located in the heart of the prestigious & calm area of Livadia in Larnaca facing a spacious public garden. The project is set next to the New Marina and Port of Larnaca. A short drive to the beach, the harbour and Larnaca Town. Within easy access to Larnaca, Ayia Napa, Nicosia motorway. ✖

Detached House in a huge plot of 900 sq.m. for sale in Larnaca, Livadia area. The properties consist of a kitchen, living and dining area, three bedrooms, ...

#### Property Info

Covered Area **200**  
 Covered Veranda **50**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **900**  
 Parking **Covered, Yes**

#### Additional info

Reference Number **43458**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **1**

#### Amenities

- Guest WC

#### Location

**Location:** Livadia Larnakas      Region: **Larnaca**  
**Coordinates:** **34.9451586 / 33.6309662**

## Price: €650 000 + VAT

VAT for this property is **€55,250** or **€123,500**. 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>~€22 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 250.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
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## Price change history

€650 000 on Aug 9, 2024

















