

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

Nice detached, four-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 newly build & calm area of Livadia. Within easy access to Larnaca, Ayia Napa, Nicosia motorway.



House for sale in Larnaca, Livadia area. The property has internal covered area of approx. 230 sqm in a plot of approx. 265sq m. The house consists of a separate kitchen, living room, 4 bedrooms, 1 shower en suite, 1 guest wc and one main bathroom with wc, covered veranda and covered parking space.

Extra: Covered Verand...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>230</b>	Plot area	<b>270</b>	Reference Number	<b>46226</b>
Heating	<b>Central Heating, Yes</b>	Parking	<b>Covered, Yes</b>	Property type	<b>House</b>
Air Conditioning	<b>All rooms, Yes</b>			Condition	<b>Pre-Owned</b>
				Bathrooms	<b>1</b>
Amenities	Location				
• Guest WC	<b>Location:</b> Livadia Larnakas		Region: <b>Larnaca</b>		
	Coordinates: <b>34.944032962847 / 33.62261119895</b>				

## Price: €395 000 + VAT

VAT for this property is **€38,985** or **€75,050**. 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>~€12 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 717.00/m²</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

€395 000 on Aug 10, 2024

















