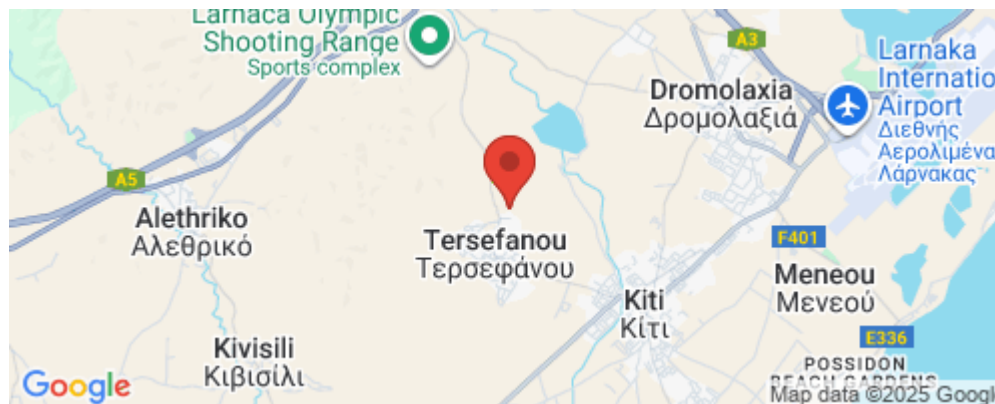


## 4 Bedroom House for Sale in Tersefanou, Larnaca District

The Project is located in the picturesque village of Tersefanu, just a 5-minute drive from the city of Larnaca.



Exclusive gated residential complex of four houses; (3) with three bedrooms and (1) with four bedrooms, located on a hill and enjoying the exclusive amenities of the resort, including a large communal pool with changing rooms, a fully equipped gym and a club. Each house has a beautiful garden and private parking.

They are ideally located for panoramic views. This exclusive complex is a short drive from the traditional villages of Kiti, Pervolia and Meneu, offering its visitors a full list of amenities, including shops, restaurants, taverns and magnificent blue flag...

### Property Info

|                   |            |
|-------------------|------------|
| Covered Area      | <b>204</b> |
| Covered Veranda   | <b>14</b>  |
| Energy Efficiency | <b>A</b>   |

### Plot / Area Info

|           |                    |
|-----------|--------------------|
| Plot area | <b>154</b>         |
| Pool      | <b>Common, Yes</b> |

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>231657</b>             |
| Property type     | <b>House</b>              |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2024</b>               |
| Bathrooms         | <b>4</b>                  |

### Amenities

### Location



**Location:** Tersefanou

Region: **Larnaca**

Coordinates: **34.861173922496 / 33.549624885469**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

## Price: €370 000 + VAT

VAT for this property is **€32,212** or **€70,300**. 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>None</b>         | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 814.00/m²</b> |                 |             |

## Representative: MySpace

|  |              |            |   |
|--|--------------|------------|---|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                   |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |   |

## Price change history

€350 000 on Sep 10, 2024  
 €370 000 on Apr 20, 2025



