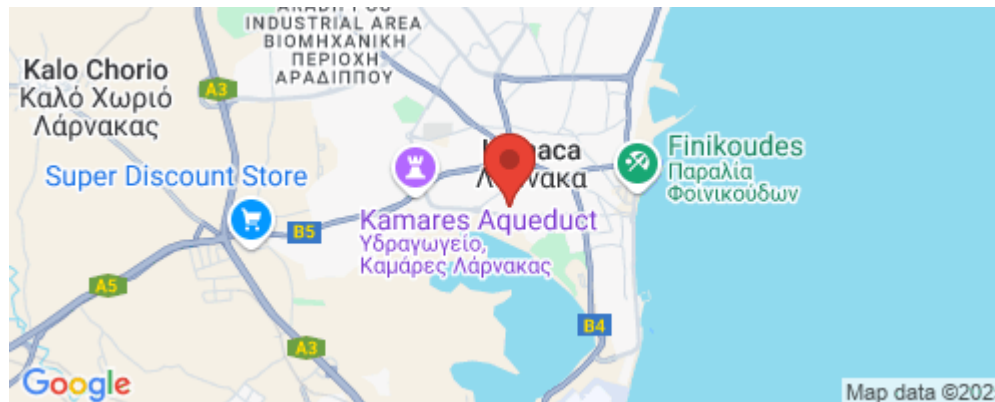


## 2 Bedroom House for Sale in Drosia, Larnaca District

Two Bedroom Ground Floor House for sale in Drosia Area, Larnaca. Incredible location, close to all amenities such as schools, major supermarket, banks, pharmacies etc. Only few minutes away from the New Metropolis Mall of Larnaca. A short drive to Larnaca Town Center, the harbor and the beach. A 10-minute drive to Larnaca International Airport. Easy access to Larnaca, Nicosia, Limassol motorway.



House for sale in Larnaca, Drosia Area. The property consists of an open plan kitchen, living and dining area, two bedrooms, one shower en suite, one bathroom, 2wc, A/C and parking.

Title Deed Available.

Extra: Parking Space, A/C.

### Property Info

Covered Area **114**  
 Furnishing **Furnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **48542**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **1**

### Amenities

#### Location

**Location:** Drosia Region: **Larnaca**  
 Coordinates: **34.91219206386 / 33.61648199356**

## Price: €180 000 + VAT

VAT for this property is **€9,000** or **€34,200**. 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>~€3 800.00</b>              | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 579.00/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>                          |
| Phone: <b>+35724003723</b> |              |            |                                     |

## Price change history

€195 000 on Sep 18, 2024

€180 000 on Jan 15, 2025



