

## 5 Bedroom House for Sale in Larnaca District

Nice, Five Bedroom Semi-Detached house for Sale in Kamares Area, Larnaca. Great location, as all amenities, such as Greek and English schools, major supermarkets, entertainment and sporting facilities, are within close proximity. A short drive to Larnaca Town Centre, the harbor and the beach. A 7-minute drive to the airport. Easy access to Larnaca, Limassol Nicosia motorway. The lovely residential neighborhood is quiet and family orientated surrounded by large luxury houses and residential properties.



Semi-Detached House for sale in Kamares area, Larnaca Town. The property is partially furnished and consists of separate spacious kitchen with dining area, living room with fireplace ...

### Property Info

|                  |                             |
|------------------|-----------------------------|
| Covered Area     | <b>165</b>                  |
| Furnishing       | <b>Partially furnished</b>  |
| Heating          | <b>Central Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>       |

### Plot / Area Info

|           |                     |
|-----------|---------------------|
| Plot area | <b>307</b>          |
| Parking   | <b>Covered, Yes</b> |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>48958</b>     |
| Property type    | <b>House</b>     |
| Condition        | <b>Pre-Owned</b> |
| Bathrooms        | <b>3</b>         |

### Amenities

- Guest WC

### Location

Region: **Larnaca**  
Coordinates: **34.919151597346 / 33.599825841312**

## Price: €320 000 + VAT

VAT for this property is **€20,073** or **€60,800**. 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>~€9 400.00</b>   | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 939.00/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>                          |
| Phone: +35724003723 |              |            |                                     |

## Price change history

€320 000 on Oct 18, 2024





















