

## 3 Bedroom House for Sale in Pyla, Larnaca District

Modern project is located in Pyla. Just 15 minutes away from the city center of Larnaca, approximately 2km distance from Blue Flag beaches and all amenities in close proximity.

The project consists of 3 luxury houses.

**Key Features** 

Modern architecture
Certified Energy class A
Functional & contemporary design
Thermal insulation aluminium windows
Solar panels
High quality materials
Provision for air conditioning
Provision for electric heating

AVAILABILITY House

Internal area 151,90 sq.m. Covered veranda 20,25 sq.m. Uncovered verandas 34,65 sq.m. Plot size 191,60 sq.m.

There are mo...

Property Info		Plot / Area Info		Additional info		
				Reference Number	54706	
				Property type	House	
Covered Area	172	Plot area	192	Condition	<b>Under Construction</b>	
				Construction Year	2026	
				Bathrooms	2	

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• Storage room

Location

Location: Pyla Region: Larnaca



Price: €300 000 + VAT

VAT for this property is **€20,372** or **€57,000**. 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	Excluded	Title transfer fee	None		None
		Price per SQM	€1 744.00/m <sup>2</sup>	Common expenses	None

## **Representative: 1st Class Homes**

Registration number	690	Email	info@1stclass-homes.com
License number	367/E	Legal	KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES
License number	307/E	name	SERVICES LTD

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## **Price change history**

€300 000 on Oct 30, 2024





















