

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

Brand New, Three Bedroom Semi-Detached House for Sale in Krasas area, Larnaca. The house is located in a serene and highly sought-after neighborhood in Aradippou, offering a blend of comfort, convenience, and modern living. The property enjoys easy access to essential amenities, including schools, supermarkets, banks, shops, and more. It is also well-connected to the municipality center, the city of Larnaca, and major roadways, making it an ideal choice for families or professionals seeking a quiet yet accessible home. X

House for Sale in Krasas area, Larnaca. This brand new property consists of a spacious open plan living and dining area with a modern kitchen and guest wc on the gr...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>178</b>			Reference Number	<b>49448</b>
Furnishing	<b>Unfurnished</b>	Plot area	<b>276</b>	Property type	<b>House</b>
Heating	<b>Central Heating, Yes</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Brand New</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>2</b>

Amenities	Location	
• Guest WC	<b>Location:</b> Aradippou Coordinates: <b>34.912842781637 / 33.582012522303</b>	Region: <b>Larnaca</b>

## Price: €440 000 + VAT

VAT for this property is **€31,690** or **€83,600**. 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 Price per SQM	<b>None</b> <b>€2 472.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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

€400 000 on Nov 30, 2024

€440 000 on Aug 7, 2025









**FIRST FLOOR PLAN**

HOUSE No.	Internal Area (sq.m.)	No of bedrooms	No of bathrooms
HOUSE 1	92	3	2
HOUSE 2	92	3	2

HOUSE 1

HOUSE 2

**KALOGIROU**

**GROUND FLOOR PLAN**

HOUSE No.	Internal Area (sq.m.)	No of bedrooms	Covered Verandas (sq.m.)	Covered Garage (sq.m.)	Swimming Pool
HOUSE 1	86	1	11m	22m	Optional
HOUSE 2	86	1	11m	22m	

HOUSE 1

HOUSE 2

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