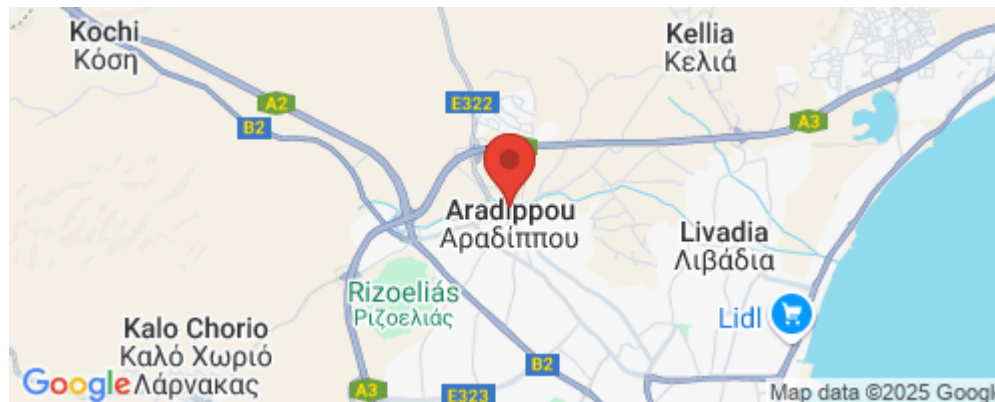


### 3 Bedroom House for Sale in Aradippou, Larnaca District

Three Bedroom Detached Villa For Sale in Aradippou, Larnaca with Share of Land Deeds. This immaculate and well presented three bedroom detached villa is situated in the residential area of Aradippou with a short drive to Larnaca Town Center, the Mall Shopping Center and Pascal English School. Also Rizoelia Junction nearby. Upon entering the property you will find a large front reception area with featured ceilings and mood lighting throughout, a dining, living area and guest WC. Ahead of you is a separate spacious fully fitted galley kitchen with utility room from where you can access the outside veranda with pergola and outdoor BBQ area. From the first floor landing...



#### Property Info

#### Plot / Area Info

Covered Area **139**

#### Additional info

Reference Number **epcc4690**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **3**

#### Amenities

#### Location

**Location:** Aradippou                      Region: **Larnaca**  
 Coordinates: **34.95443 / 33.59072**

## Price: €295 000 + VAT

VAT for this property is **€14,750** or **€56,050**. 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>~€8 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 122.00/m<sup>2</sup></b>		

## Representative: Emerald Property Consultants

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License number	<b>329/E</b>	Legal name	<b>N/A</b>
Phone: +35723080080			

## Price change history

€295 000 on Dec 13, 2024









