

## 3 Bedroom House for Sale in Larnaca District

Detached, 3 Bedroom House built in a Corner Plot for sale in Port area, Larnaca. It is situated close to a lot of amenities such as schools, bakeries, shops, supermarkets, kiosks etc. The property is close to Larnaca city Center and easy access to Larnaca Nicosia motorway. X

House for sale in New Marina- Port area, Larnaca. The property is a double story house of 200 sq.m. It consists of living room with fireplace, separate kitchen, dining area with, guest wc, 3 bedrooms and 2 bathrooms. The house is built in a corner plot of 326 sq.m. The property falls within planning zone ΚΓ3α, with 140% building density, 50% coverage and the ability to build 6 floors up to 24 meters.

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Property Info		Plot / Area Info		Additional info	
Covered Area	<b>200</b>	Plot area	<b>326</b>	Reference Number	<b>50333</b>
Air Conditioning	<b>All rooms, Yes</b>	Parking	<b>Uncovered, Yes</b>	Property type	<b>House</b>
				Condition	<b>Pre-Owned</b>
				Bathrooms	<b>2</b>

Amenities	Location
• Guest WC	Region: <b>Larnaca</b> Coordinates: <b>34.929303426106 / 33.637839237885</b>

## Price: €500 000 + VAT

VAT for this property is **€42,500** or **€95,000**. 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	<b>Excluded</b>	Title transfer fee Price per SQM	<b>~€16 600.00</b> <b>€2 500.00/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

€500 000 on Feb 7, 2025



