

## 5 Bedroom House for Sale in Livadia Larnakas, Larnaca District

5 Bedroom Mansion with pool and distant sea views, in Livadia Larnaca. 327sm internal area in 2,443sm land, adjacent to green area. Tempting investment since the land of the house can be divided to 4 plots, the villa is using the first plot, the pool is positioned in the second plot and another two plots will remain empty. So the new owner of the house can develop or sell the other three plots. The villa consists of an open plan kitchen and living room with dining space, a guest toilet, the 5th bedroom that is on the ground floor that can be used as guest room since it includes it's own ensuite shower, on the first floor there are 4 bedrooms, a full bathroom; the main bedroom on the fir...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>347</b>
Covered Veranda	<b>26</b>
Floor Number	<b>2</b>

Plot area **2443**

Reference Number	<b>51849</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>4</b>

### Amenities

### Location

**Location:** Livadia Larnakas Region: **Larnaca**

**Price: €1 280 000 + VAT**

VAT for this property is **€165,736** or **€243,200**. 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>~€47 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 689.00/m<sup>2</sup></b>		

**Representative: G&P Lazarou Estate Agents**

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**Price change history**

€1 280 000 on Feb 18, 2025



















































