

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

Contemporary, 3 Bedroom House with Roof Garden For Sale in Livadia area, Larnaca. The village of Livadia provides all amenities including major supermarket, bank, medical facilities, schools, bus service, a variety of shops, pharmacy etc. The luxurious villa located in the heart of the prestigious & calm area of Livadia in Larnaca facing a spacious public garden. Within easy access to Larnaca, Ayia Napa, Nicosia motorway. ✖

Semi Detached House for sale in Larnaca, Livadia area. It is two-storey, with internal covered area of 148 sqm in a plot of 278 sq m. The house on the ground floor comprises of an open plan living/dining area, a custom made kitchen and a guest toilet. On the f...

#### Property Info

Covered Area **148**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **278**  
 Parking **Uncovered, Yes**

#### Additional info

Reference Number **45595**  
 Property type **House**  
 Condition **Brand New**  
 Bathrooms **2**

#### Amenities

- Guest WC

#### Location

**Location:** Livadia Larnakas      Region: **Larnaca**  
 Coordinates: **34.9485525 / 33.6282129**

## Price: €330 000 + VAT

VAT for this property is **€16,500** or **€62,700**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 230.00/m<sup>2</sup></b>		

## 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

€350 000 on Mar 12, 2025  
 €340 000 on Feb 11, 2026  
 €330 000 on Mar 13, 2026

