

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

Modern Villa for Sale in a Quiet Residential Area of Larnaca

This contemporary villa, constructed with high-quality materials, offers a perfect blend of comfort, security, and stunning views. Designed with modern living in mind, the house features energy-efficient double-glazed windows that maintain a pleasant indoor climate year-round and underfloor heating throughout for maximum comfort.

### Key Features

- Spacious Layout - Thoughtfully designed interiors with fully equipped bathrooms, built-in closets, and a modern kitchen.
- Roof Terrace with Panoramic Views - A vast rooftop space with an additional room that can serve as a bedroom, office, or...

### Property Info

Covered Area	<b>180</b>
Floor Number	<b>2</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>235995</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>5+</b>

### Amenities

- Parking

### Location

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

## Price: €850 000 + VAT

VAT for this property is **€62,333** or **€161,500**. 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>~€30 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 722.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€850 000 on Mar 24, 2025











