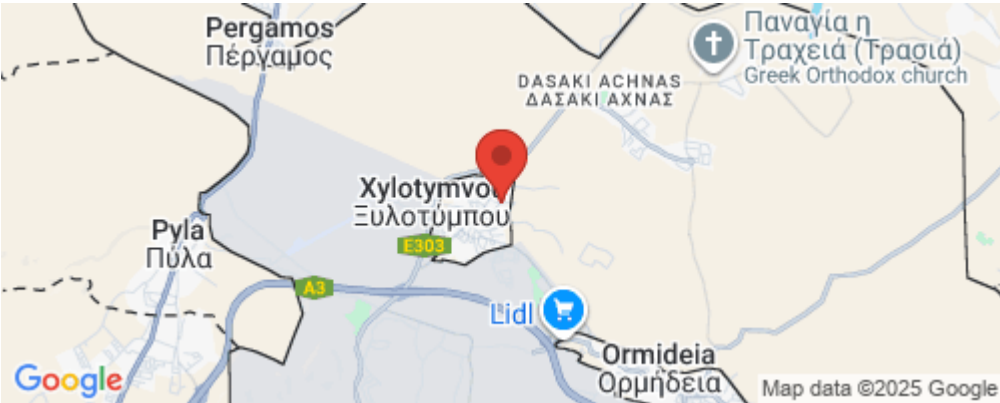


4 Bedroom House for Sale in Larnaca District

Semi Detached, with modern design, 4-bedroom house for sale in Xylotimvou area. Xylotimvou area is situated only 10 minutes’ drive to the nearest beach, 20 minutes’ drive to Larnaca Town Centre and 25 minutes’ drive to the International Airport of Larnaca. The house is located in a quiet residential road and gives easy access to the main motorway which connects to Larnaca, Lefkosia, Lemesos, Pafos and Ammochostos. An ideal home for permanent residency.



House for sale in Larnaca, in Xylotimvou area. The property consists of 4 bedrooms, seperate kitchen, 2 showers, 2wc, A/C, covered parking, garden, covered and uncovered veranda.

Property Info		Plot / Area Info		Additional info	
Covered Area	180	Plot area	242	Reference Number	51099
Air Conditioning	All rooms, Yes	Parking	Covered, Yes	Property type	House
				Condition	Pre-Owned
				Bathrooms	2
Amenities		Location			
• Guest WC		Region: Larnaca			
		Coordinates: 35.019047 / 33.747734			

## Price: €220 000 + VAT

VAT for this property is **€16,133** or **€41,800**. 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>~€5 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 222.00/m²</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: +35724003723			

## Price change history

€220 000 on Mar 28, 2025





