

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

Not more than 5 minutes drive from Larnaca town centre, the residential project is located in an established residential area, 200m from the beach. 

The project is composed of 88 residential plots, an area which has been identified for high growth potential and future development gains.

These Residences come with the option of five designs, internal layouts and external finish. Great luxury options are featured comprising open plan living areas which can be modified to suit the purchases needs, kitchen/dining area, guest toilet, pantry and storage area, master bedroom with en-suite and main bathroom.

The project uses a unique combination of glass, stone and timber to a...

### Property Info

Uncovered Veranda **48**  
Energy Efficiency **A**

### Plot / Area Info

Plot area **307**  
Parking **Uncovered, Yes**

### Additional info

Reference Number **3803**  
Property type **House**  
Bathrooms **4**

### Amenities

- Roof Garden

### Location

**Location:** Livadia Larnakas Region: **Larnaca**  
Coordinates: **34.955814603691 / 33.647046084466**

**Price: €770 000 + VAT**

|     |                 |                    |                    |                 |             |
|-----|-----------------|--------------------|--------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>~€27 400.00</b> | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>N/A</b>         |                 |             |

**Representative: RealDeal Estates**

|                                   |              |            |  |
|-----------------------------------|--------------|------------|--|
| Registration number               | <b>1311</b>  | Email      | <b>info@realdeal.cy</b>                          |
| License number                    | <b>347/E</b> | Legal name | <b>Esperia Estates (Limassol-Paphos) Limited</b> |
| Phone: +35725255505, +35794001333 |              |            |  |

**Price change history**

€770 000 on Apr 11, 2025













Land Area: 307m<sup>2</sup>  
 Ground Floor Area: 89,9m<sup>2</sup>  
 First Floor Area: 92,7m<sup>2</sup>  
 Roof Garden Enclosed Area: 37,8m<sup>2</sup>  
 Total House Area: 295,4m<sup>2</sup>

Garage: 33,7m<sup>2</sup>  
 Cov. Veranda: Gr. level: 24m<sup>2</sup>  
 Cov. Veranda: 1st level: 24m<sup>2</sup>  
 Roof Garden Veranda: 65,9m<sup>2</sup>  
 Rooms: 5 Bathrooms: 5

