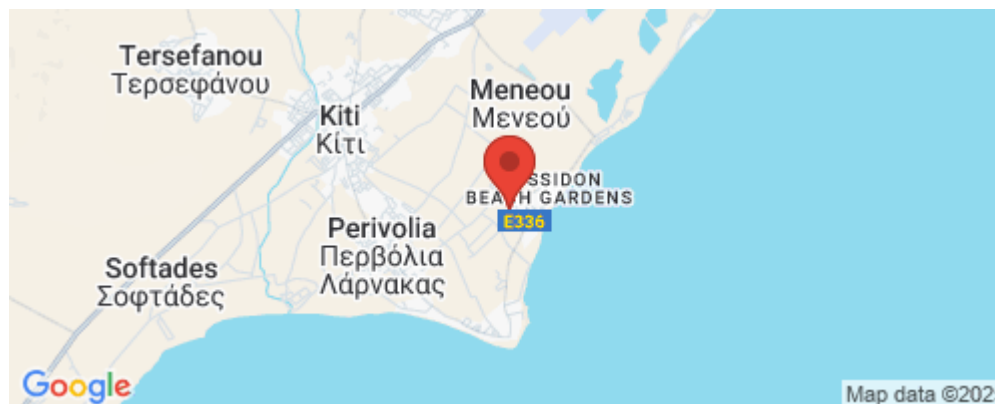


## 4 Bedroom House for Sale in Pervolia Larnacas

Four Bedroom Bungalow Set in Expansive Plot for sale in Pervolia area, Larnaca. The project is situated 600 meters from the beach and within a very short distance from Larnaca Airport and the sea, the Pervolia area combines traditional Cypriot character with modern amenities.



House for sale in Pervolia area, Larnaca. The house has internal covered area of 150 sqm. It consists of an open plan kitchen, living, dining area, a guest wc, a main bathroom (with shower), 4 bedrooms, primary bedroom is en suite with shower. Externally, the property has pergola, spacious garden and covered parking. Plot area is 723 sqm. The house will have solar photovoltaic system & A/C split units inst...

### Property Info

|                  |                             |
|------------------|-----------------------------|
| Covered Area     | <b>150</b>                  |
| Heating          | <b>Central Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>       |

### Plot / Area Info

|           |                     |
|-----------|---------------------|
| Plot area | <b>723</b>          |
| Pool      | <b>Yes</b>          |
| Parking   | <b>Covered, Yes</b> |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>51401</b>     |
| Property type    | <b>House</b>     |
| Condition        | <b>Brand New</b> |
| Bathrooms        | <b>2</b>         |

### Amenities

- Gym

### Location

**Location:** Pervolia Larnacas  
**Coordinates:** **34.835283216853 / 33.601581173791**

Region: **Larnaca**

## Price: €661 500 + VAT

VAT for this property is **€33,075** or **€125,685**. 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>€4 410.00/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

€661 500 on Apr 24, 2025



























PLANS  
TYPE B 02  
FLOOR PLAN

AREA OF SCHEDULE

|                   |                    |
|-------------------|--------------------|
| Bedrooms          | 4 (1 en suite)     |
| Bathrooms         | 3                  |
| Internal Area     | 150 m <sup>2</sup> |
| Parking           | 1 x 1              |
| Pergola           | 27 m <sup>2</sup>  |
| Total Area        | 177 m <sup>2</sup> |
| Swimming Pool     | Optional           |
| Approx. Plot Size | 600 m <sup>2</sup> |

