

## 3 Bedroom House for Sale in Maroni, Larnaca District

Welcome to this beautifully designed ground floor house located in the serene village of Maroni Larnaca. This spacious home offers modern living with a practical layout and ample room for comfort and relaxation. The property is ideally situated just 145 meters north of the public kindergarten of Maroni 1 km southeast of Psematismenos 2 km southeast of the Larnaca Limassol motorway and 3.2 km northwest of the beach. Ground Floor Layout The ground floor 200 sq.m. is thoughtfully arranged to offer both functionality and style. It includes A welcoming entrance hall An open plan dining and sitting area A spacious living room A fully equipped kitchen with an adjoining kitchenette laundry room A...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**200**

Reference Number

**VL47131**

Property type

**House**

Bathrooms

**2**

### Amenities

- Balcony

### Location

**Location:** Maroni Region: **Larnaca**

## Price: €299 000 + VAT

VAT for this property is **€25,415** or **€56,810**. 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>~€8 560.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 495.00/m²</b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€299 000 on Apr 30, 2025







