

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

Next to a green area, ensuring privacy and tranquility

Located in a well-developed area with full amenities and services nearby (shops, schools, healthcare, etc.)

Combining modern design, convenience, and a natural setting, this project presents an ideal opportunity for quality living or investment in a strategic location.

**Property Info**

|                   |            |
|-------------------|------------|
| Covered Area      | <b>156</b> |
| Covered Veranda   | <b>26</b>  |
| Energy Efficiency | <b>A</b>   |

**Plot / Area Info**

|           |                     |
|-----------|---------------------|
| Plot area | <b>202</b>          |
| Parking   | <b>Covered, Yes</b> |

**Additional info**

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>237014</b>             |
| Property type     | <b>House</b>              |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2026</b>               |
| Bathrooms         | <b>3</b>                  |

**Amenities**

- Parking

**Location**

**Location:** Anglisides Region: **Larnaca**

## Price: €250 000 + VAT

VAT for this property is **€13,846** or **€47,500**. 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>None</b>         | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 603.00/m²</b> |                 |             |

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€250 000 on May 16, 2025

