

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

For sale a modern spacious three-bedroom house in Livadia, Larnaca very close to the sea. The house is located on a plot of 367 m2. The interior of the house, with an area of 170 m2, turns into a cozy covered veranda of 13 m2. Only high-quality materials are used in construction and decoration, which guarantees durability and impeccable appearance. The energy efficiency of the building is class A. The heat-insulating facade, heat-insulated doors and windows ensure high energy efficiency and reduce utility costs. There is a covered parking for the car. Livadia is located in the immediate vicinity of Larnaca. The necessary infrastructure is nearby.

#### Property Info

Covered Area	<b>183</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>No</b>

#### Plot / Area Info

Parking	<b>Covered, Yes</b>
---------	---------------------

#### Additional info

Reference Number	<b>157938</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

#### Amenities

#### Location

**Location:** Livadia Larnakas Region: **Larnaca**

**Price: €620 000 + VAT**

VAT for this property is **€46,652** or **€117,800**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 388.00/m<sup>2</sup></b>		

**Representative: DOM Real Estate**

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: +35796644888			

**Price change history**

€620 000 on May 31, 2025



