

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

For sale a modern villa with three spacious bedrooms in the prestigious area of Livadia, Larnaca, designed for comfortable urban living just a few minutes from the beach. The complex provides convenient access to shops, restaurants and entertainment venues. The project is ideally located in close proximity to the motorway, which provides easy access to other cities on the island. The villa is equipped with a covered parking for two cars (Side By Side). A swimming pool and a rooftop terrace are available as an option. A great option for both permanent residence and investment.

### Property Info

Covered Area	<b>184</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>No</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>132750</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

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

**Price: €545 000 + VAT**

VAT for this property is **€41,349** or **€103,550**. 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>€2 962.00/m²</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: + <b>35796644888</b>			

**Price change history**

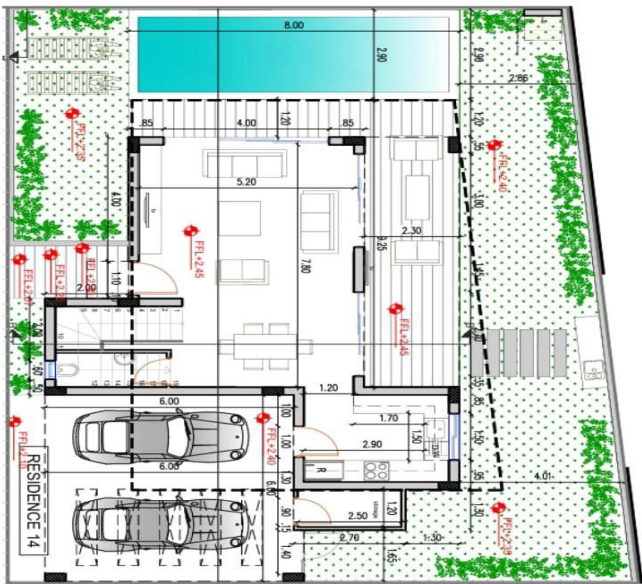
€545 000 on Jun 4, 2025







Ground floor



First floor

