

## 6+ Bedroom House for Sale in Mazotos, Larnaca District

A villa with 8 bedrooms and a huge plot in a quiet, picturesque area of Mazotos is offered for sale. The villa is an exclusive property and is located on its own hill, which allows you to enjoy beautiful views of the sea, mountains and the surrounding local nature. The villa has spacious interior spaces, a beautifully decorated seating area on a covered terrace with a barbecue area. The main entrance to the villa is made of double oak doors that lead to the main hall with a central staircase. Double doors on the left lead to the living room, and to the right of the hall there is an elevator, as well as an entrance to a spacious bedroom/study/office, sauna, gym, laundry room and staff room...

### Property Info

Covered Area	<b>850</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>162444</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>5+</b>

### Amenities

#### Location

**Location:** Mazotos Region: **Larnaca**

## Price: €6 500 000 + VAT

VAT for this property is **€1,074,412** or **€1,235,000**. 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>~€256 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 647.00/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

€6 500 000 on Jun 24, 2025





