


3 Bedroom House for Sale in Larnaca District

Lovely Semi-Detached, Three - bedroom house for sale in Xylotimvou area. Xylotimvou area is situated only 10 minutes' drive to the nearest beach, 20 minutes' drive to Larnaca Town Centre and 25 minutes' drive to the International Airport of Larnaca. The house is located in a quiet residential road and gives easy access to the main motorway which connects to Larnaca, Lefkosia, Lemesos, Pafos and Ammochostos. An ideal home for permanent residency. 

Double - storey House for sale in Xylotymbou area, Larnaca. The asset has internal covered area of 130sq.m and approximately 13sq.m of covered veranda. The property consists of an open plan kitchen, a living room and one gues...

Property Info

Covered Area
Air Conditioning

130
All rooms, Yes

Plot / Area Info

Plot area
Parking

197
Covered, Yes

Additional info

Reference Number
Property type
Condition
Bathrooms

52412
House
Brand New
2

Amenities

- Guest WC

Location

Region: **Larnaca**
Coordinates: **35.023320332169 / 33.747342764617**

Price: €240 000 + VAT

VAT for this property is **€12,000** or **€45,600**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€1 846.00/m²		

Representative: Kalogirou Real Estate

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Price change history

€240 000 on Jul 17, 2025

