

## 3 Bedroom House for Sale in Pervolia Larnacas

Luxury, Three-Bedroom Detached House with swimming pool in Pervolia area, Larnaca. The property is located in a very nice and quiet residential area of Pervolia. A short drive to the airport and Larnaca Town. Minutes away from the blue flag and surfing beaches of Pervolia and Kiti. Easy access to Larnaca, Limassol, Nicosia and Ayia Napa motorway. The property is situated close to all necessary amenities and services. In addition, its easily accessible to the neighboring communities and the sea.

The property Consist of an open plan Kitchen living and dining area, three bedrooms, the master bedroom has en suit shower, one main bathroom with wc .The Villa has also a covered parking spa...

| Property Info    |                       | Plot / Area Info |                     | Additional info  |                  |
|------------------|-----------------------|------------------|---------------------|------------------|------------------|
| Covered Area     | <b>120</b>            | Plot area        | <b>482</b>          | Reference Number | <b>52535</b>     |
| Air Conditioning | <b>All rooms, Yes</b> | Pool             | <b>Yes</b>          | Property type    | <b>House</b>     |
|                  |                       | Parking          | <b>Covered, Yes</b> | Condition        | <b>Brand New</b> |
|                  |                       |                  |                     | Bathrooms        | <b>2</b>         |
|                  |                       |                  |                     | View             | <b>Sea view</b>  |

| Amenities | Location   | Region:        |
|-----------|--|----------------|
| • Garden  | <b>Location:</b> Pervolia Larnacas<br><b>Coordinates:</b> <b>34.804017870842 / 33.487154340607</b> | <b>Larnaca</b> |

## Price: €510 000 + VAT

VAT for this property is **€25,500** or **€96,900**. 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<br>Price per SQM | <b>None</b><br><b>€4 250.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: Kalogirou Real Estate

|                            |              |            |                                     |
|----------------------------|--------------|------------|-------------------------------------|
| Registration number        | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number             | <b>569/E</b> | Legal name | <b>N/A</b>                          |
| Phone: <b>+35724003723</b> |              |            |                                     |

## Price change history

€510 000 on Jul 26, 2025









