

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

Lovely, Five Bedroom House in Livadia Area. Great location, as all amenities such as Greek schools, major supermarkets, entertainment and sporting facilities, are within close proximity. A short drive to Larnaca Town Centre, the harbour and the beach. A 10-minute drive to the airport. Easy access to Larnaca, Limassol Nicosia motorway.



Triple Storey House for sale in Larnaca, Livadia area. The house has internal covered area of 135 sq.m. On the ground floor consists of separate kitchen, living and dining area with fire place and a guest wc. The first floor consists of 4 bedrooms, the master bedroom features walk in closet and en suite shower with wc, a utility room with a kitchenett...

### Property Info

Covered Area **135**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **350**  
 Parking **Covered, Yes**

### Additional info

Reference Number **44474**  
 Property type **House**  
 Condition **Pre-Owned**

### Amenities

- Guest WC

### Location

**Location:** Livadia Larnakas      Region: **Larnaca**  
 Coordinates: **34.9529127 / 33.6299667**

## Price: €550 000 + VAT

VAT for this property is **€27,500** or **€104,500**. 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>~€18 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 074.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

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

## Price change history

€510 000 on Aug 7, 2025  
 €550 000 on Aug 12, 2025







