

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

Three Bedroom Detached Villa For Sale In Livadia, Larnaca – Title Deeds (New Build Process) **PRICE REDUCTION !!** (was €531,000 + VAT) **Last remaining 3 Bedroom detached villa !!** – Villa 5 **The complex is an exclusive development of 6 Villas – 3 x Three bedroom and 3 x Four bedroom villas with private swimming pools. They have a private road surrounded by lush parks and is just 500 meters away from the picturesque seafront, offering the perfect blend of tranquility and convenience. With a location that's close to everything, you'll be just a stone's throw away from the best shopping, dining, and entertainment that Larn...**



### Property Info

Covered Area **155**  
Heating **Yes**

### Plot / Area Info

Plot area **166**  
Pool **Yes**

### Additional info

Reference Number **ptr021n3**  
Property type **House**  
Condition **Brand New**  
Bathrooms **2**

### Amenities

- Roof Garden

### Location

**Location:** Livadia Larnakas      Region: **Larnaca**  
**Coordinates:** **34.9541 / 33.6291**

## Price: €486 000 + VAT

VAT for this property is **€26,495** or **€92,340**. 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>€3 135.00/m<sup>2</sup></b>		

## Representative: Emerald Property Consultants

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License number	<b>329/E</b>	Legal name	<b>N/A</b>
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## Price change history

€603 000 on Oct 20, 2023  
€483 000 on Dec 20, 2023  
€531 000 on Dec 21, 2023  
€486 000 on Oct 5, 2024

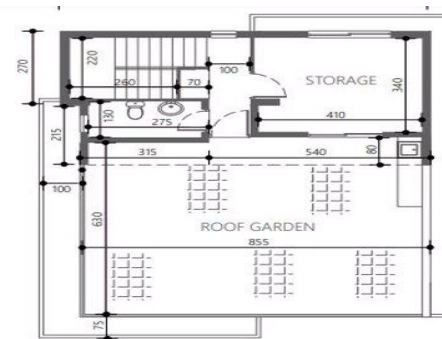
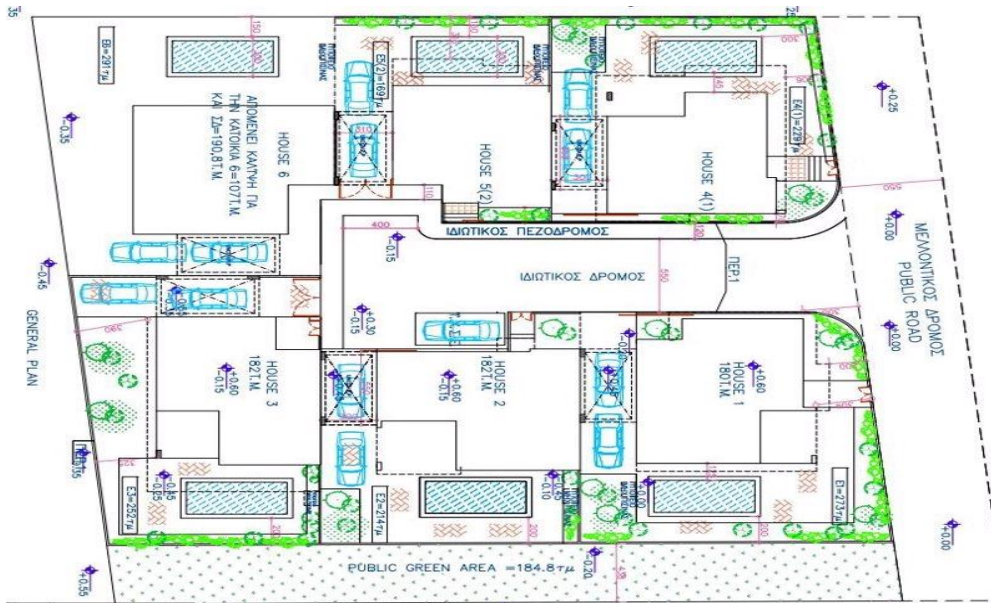




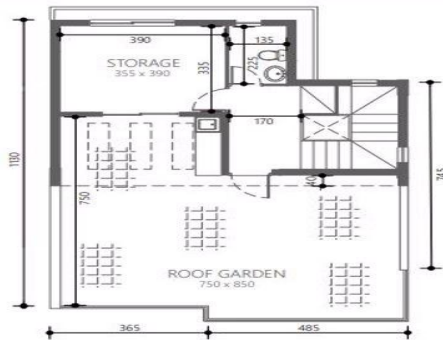
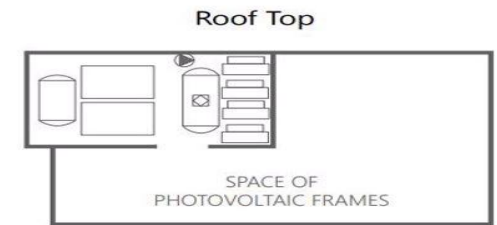




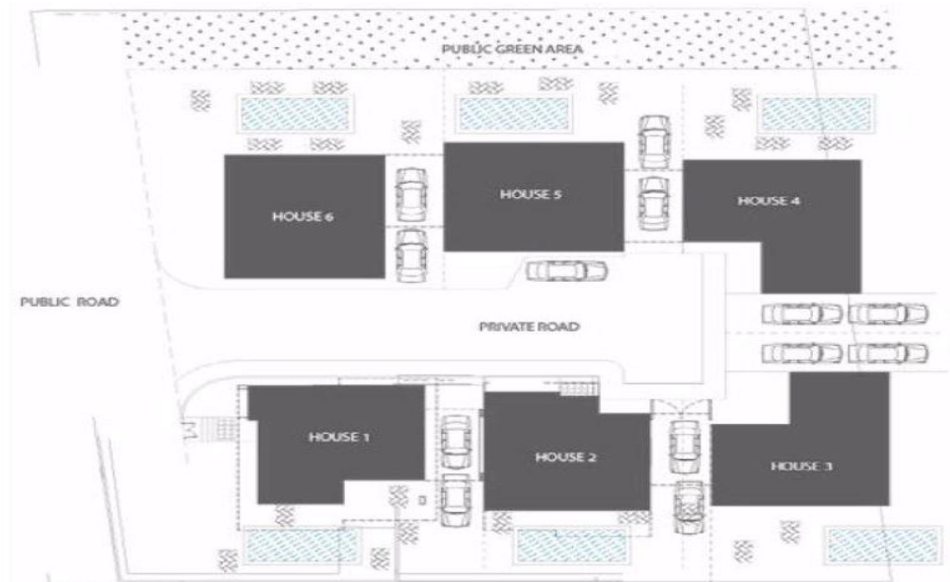
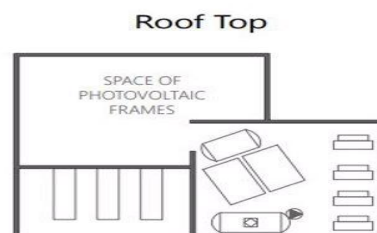


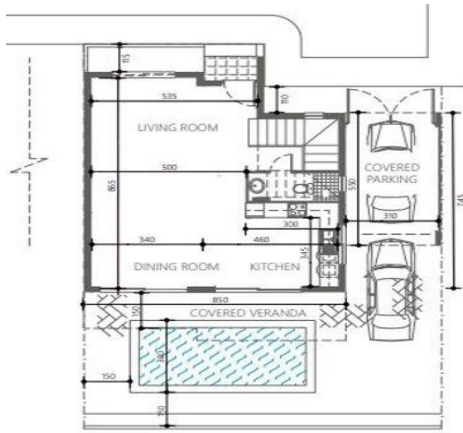


Roof Garden

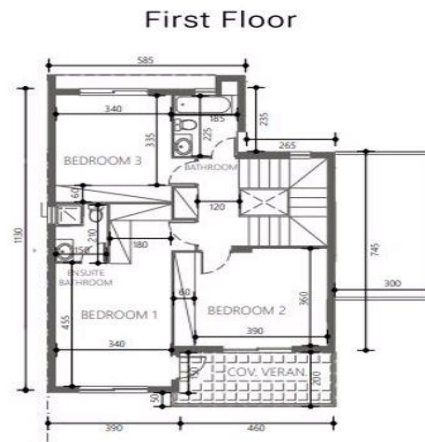


Roof Garden





Ground Floor



First Floor