

3 Bedroom House for Sale in Larnaca District

Located in the charming coastal village of Pervolia, just 10 minutes from Larnaca city center and 3 km from Kiti, this exclusive two-storey villa offers the perfect blend of Mediterranean elegance and modern comfort. Set on a large plot with landscaped gardens, the property features spacious terraces with captivating sea views, ideal for enjoying Cyprus' year-round sunshine.



Designed for both style and functionality, the villa boasts bright, airy interiors, sun terraces, and balconies for seamless indoor-outdoor living. The generous outdoor space allows for a private swimming pool, barbecue area, and lush garden — perfect for relaxing or entertaining guests.

Key Features...

Property Info		Plot / Area II	nfo	Additional info	
Covered Area	154		674	Reference Number	8601
Covered Veranda	14				
Uncovered Veranda	45	Plot area		Property type	House
Total Number of Floors	2			Bathrooms	3
Energy Efficiency	A			View	Sea view

Amenities Location

Region: Larnaca

Coordinates: 34.823034107813 / 33.565056404006



Price: €620 000 + VAT

VAT for this property is €33,255 or €117,800. 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 ~€21 400.00

Price per SQM €4 026.00/m²

Common expenses None

Representative: RealDeal Estates

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Price change history

€555 000 on Aug 16, 2025 €620 000 on Oct 14, 2025











