

4 Bedroom House for Sale in Maroni, Larnaca District

This luxury villa is located in Zygi village, 80 meters from the sea. Villa consists of 4 bedrooms, 5 bathrooms (some with steam bath). It has an open living room with the kitchen. From the villa open unobstructed sea views. The interior of the villa has a Moroccan style. There is a heated pool area with Jacuzzi, sauna. There is a roof garden with the view of all the surrounding area and the beach. In the basement there is a home cinema, play room, bedroom and 2 covered parking places. The villa has large verandas in the fully landscaped garden with stones, mosaics, sculptures. There is also a glass elevator in the villa for all the floors. The villa has a smart house system, ...

Property Info

| | |
|------------------------|------------|
| Covered Area | 600 |
| Floor Number | 1 |
| Total Number of Floors | 1 |

Plot / Area Info

Plot area **1327**

Additional info

| | |
|------------------|------------------|
| Reference Number | L28-1 |
| Property type | House |
| Condition | Pre-Owned |
| Bathrooms | 1 |

Amenities

Location

Location: Maroni

Region: **Larnaca**

Coordinates: **34.7328487 / 33.3605003**

Price: €2 300 000 + VAT

VAT for this property is **€356,500** or **€437,000**. 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.

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|-----|-----------------|--------------------|--------------------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€88 600.00 | Common expenses | None |
| | | Price per SQM | €3 833.00/m² | | |

Representative: Cyprus Developers Alliance (CDA Group)

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|--|--------------------------------|------------|---|
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Price change history

€2 300 000 on Aug 26, 2025





