

3 Bedroom House for Sale in Larnaca

Located in the municipality of Aradippou, Larnaca District, this residential property occupies a plot of 1,417 m² and is positioned approximately 100 meters west of Agios Fanourios Church and 430 meters south of the First Elementary School of Aradippou. The surrounding area is residential, with a mix of completed homes and undeveloped parcels. The property benefits from direct access via a registered 24-meter-wide road. The house was originally constructed in 1985 using conventional building methods and has undergone multiple renovations, maintaining it in excellent condition for its age. With a total covered area of 353.8 m², the residence offers a well-organized layout design...

Property Info

Covered Area	482
Covered Veranda	128
Floor Number	1
Total Number of Floors	1

Plot / Area Info

Plot area **1417**

Additional info

Reference Number	B132-1
Property type	House
Condition	Pre-Owned
Bathrooms	2

Amenities

Location

Location: Larnaca Region: **Larnaca**
Coordinates: **34.94506 / 33.59344**

Price: €850 000 + VAT

VAT for this property is **€124,467** or **€161,500**. 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	Excluded	Title transfer fee	~€30 600.00	Common expenses	None
		Price per SQM	€1 763.00/m²		

Representative: Cyprus Developers Alliance (CDA Group)

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Price change history

€850 000 on Aug 26, 2025







