

## 4 Bedroom House for Sale in Agia Anna, Larnaca District

4 Bedroom, Semi Detached House with Attic & Basement in Agia Anna area, Larnaca. Ideally located in the tranquil community of Agia Anna, just 150 meters from the traditional village center. This property offers a perfect blend of modern living and countryside charm, with easy access to major routes, only 6km from the Nicosia-Larnaca highway and 4.8km northeast of Pyrga community. X

House for sale in Agia Anna Village. The house was built in 2008, has internal covered area of 200 sqm and 10 sq.m covered veranda. It boasts basement, ground floor, first floor and attic. On the ground floor there is a big open plan kitchen- living- dining area, guest wc and large uncovered veranda...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>200</b>	Plot area	<b>308</b>	Reference Number	<b>52870</b>
Air Conditioning	<b>All rooms, Yes</b>	Parking	<b>Covered, Yes</b>	Property type	<b>House</b>
				Condition	<b>Pre-Owned</b>
				Bathrooms	<b>3</b>
				View	<b>Mountains view</b>

Amilities	Location	Region
• Guest WC	<b>Location:</b> Agia Anna <b>Coordinates:</b> <b>34.941805582349 / 33.480694766267</b>	<b>Larnaca</b>

## Price: €295 000 + VAT

VAT for this property is **€25,075** or **€56,050**. 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 Price per SQM	<b>~€8 400.00</b> <b>€1 475.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogiourealestate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
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## Price change history

€295 000 on Aug 28, 2025













