

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

A Modern 5-Bedroom house for sale in Livadia, Larnaca.

This spacious and stunning 5-bedroom, 4-bathroom residence offering modern comfort, high-quality finishes, and excellent living spaces.

Built just 2 years ago, this home boasts high ceilings (3.10 m), a cozy fireplace, and solar panels for energy efficiency.

Perfect for families, this property combines practicality with luxury.

Its AAA-quality features, spacious backyard, and modern design make it a unique opportunity.

The property offers a thoughtful layout:

Ground floor: 210 sq.m. (including parking & balcony)

First floor: 110 sq.m.

Second floor: 60 sq.m.

Backyard: approx....

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>380</b>	Plot area	<b>308</b>	Reference Number	<b>59695</b>
Heating	<b>Yes</b>			Property type	<b>House</b>
Air Conditioning	<b>Yes</b>			Condition	<b>Pre-Owned</b>
				Construction Year	<b>2023</b>
				Bathrooms	<b>4</b>
Amenities		Location			
• Garden		<b>Location:</b> Livadia Larnakas Region: <b>Larnaca</b>			

## Price: €550 000 + VAT

VAT for this property is **€74,105** or **€104,500**. 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	<b>Excluded</b>	Title transfer fee	<b>~€18 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 447.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€550 000 on Sep 10, 2025











