

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

A new project located 200 m form the beach.

The position provides privacy and accessibility to town and country with independent modern-designed villas comprising three bedrooms, laundry, gardens and private optional pool.

These residences come with the option of five designs, internal layouts and external finish.

Energy class A AVAILABILITY House

Internal area 235 sq.m.

Partially covered veranda ground floor 24 sq.m.

Partially covered veranda 1st floor 14 sq.m.

Optional swimming pool

Status: Off Plan

Completion date: Q3 2027

| Property Info |     | Plot / Area Info |     | Additional info   |                           |  |
|---------------|-----|------------------|-----|-------------------|---------------------------|--|
|               |     |                  |     | Reference Number  | 59836                     |  |
|               |     |                  |     | Property type     | House                     |  |
| Covered Area  | 273 | Plot area        | 501 | Condition         | <b>Under Construction</b> |  |
|               |     |                  |     | Construction Year | 2027                      |  |
|               |     |                  |     | Bathrooms         | 5+                        |  |

Amenities Location

• Roof Garden Location: Livadia Larnakas Region: Larnaca



Price: €1 300 000 + VAT

VAT for this property is €147,000 or €247,000. 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.

| VAT | Excluded | Title transfer fee | None Common ovnences     |                 | Nana |
|-----|----------|--------------------|--------------------------|-----------------|------|
|     |          | Price per SQM      | €4 762.00/m <sup>2</sup> | Common expenses | None |

## **Representative: 1st Class Homes**

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## **Price change history**

€1 300 000 on Sep 16, 2025

























