

## 3 Bedroom House for Sale in Pyla, Larnaca District

Detached three bedrooms house for sale with private pool in Pyla, Larnaca. This detached house is located in a very nice and quiet residential area on the outskirts of Pyla, only 1.8 km to the sea and it is also easily accessible to motorway linking cities. The property is located 20-minute drive to Larnaca town. Close to amenities, schools, restaurants and cafeterias. Easy access to Larnaca, Ayia Napa, Nicosia motorway. X

The asset has an area of 130 sqm and consists of an open plan kitchen, living and dining area, A/C and a guest toilet on the ground floor. On the first floor, there are three bedrooms, a main bathroom with wc and a covered veranda. There is also a spacious yard wi...

Property Info	Plot / Area Info		Additional info	
Covered Area	<b>130</b>	Plot area	<b>329</b>	Reference Number
Heating	<b>Central Heating, Yes</b>	Pool	<b>Yes</b>	Property type
Air Conditioning	<b>All rooms, Yes</b>	Parking	<b>Covered, Yes</b>	Condition
				Bathrooms
				<b>1</b>

Amenities	Location	
• Guest WC	<b>Location:</b> Pyla Coordinates: <b>34.995196568666 / 33.685446040792</b>	Region: <b>Larnaca</b>

## Price: €375 000 + VAT

VAT for this property is **€18,750** or **€71,250**. 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>~€11 600.00</b> <b>€2 885.00/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@kalogirourealestate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35724003723</b>			

## Price change history

€395 000 on Sep 18, 2025

€375 000 on Dec 6, 2025









