

3 Bedroom House for Sale in Maroni, Larnaca District

Nestled in the idyllic village of Maroni, this exquisite villa is a haven of tranquility and comfort, perfectly blending modern amenities with the serene beauty of nature. Just two minutes from the beach, the residence offers an unparalleled living experience for those seeking privacy and convenience. 

The villa boasts three generously sized bedrooms, including a master suite with an en-suite bathroom, and spacious living areas designed for relaxation and entertainment. The open-plan kitchen and dining area, coupled with a cozy lounge featuring a fireplace, provide the ideal setting for creating cherished memories. Smart home features, central heating, split A/C units, and double-gla...

Property Info

Covered Area **214**
 Furnishing **Furnished**
 Heating **Underfloor Heating, Yes**
 Air Conditioning **All rooms, Yes**

Plot / Area Info

Plot area **3025**
 Pool **Yes**

Additional info

Reference Number **10947**
 Property type **House**
 Condition **Pre-Owned**
 Bathrooms **2**

Amenities

- Fireplace

Location

Location: Maroni Region: **Larnaca**
Coordinates: 34.74122 / 33.360782

Price: €695 000 + VAT

VAT for this property is **€63,849** or **€132,050**. 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	Excluded	Title transfer fee	~€24 400.00	Common expenses	None
		Price per SQM	€3 248.00/m²		

Representative: Cyprus Sotheby's International Realty

Registration number	1013	Email	info@cyprus-sothebysrealty.com
License number	517/E	Legal name	ConceptRealty Ltd
Phone: +35726080180, +35797612926			

Price change history

€695 000 on Oct 8, 2025











