

3 Bedroom House for Sale in Maroni, Larnaca District

Set in the charming village of Maroni, near the town of Larnaca, just a short walk from crystal-clear coastline, this exclusive collection of 18 contemporary villas offers a serene retreat where nature meets modern comfort. Surrounded by lush landscapes and coastal tranquility, the development is an ideal choice for those seeking a relaxed lifestyle by the sea or a lucrative investment in countryside.



Each villa boasts a carefully planned layout, with bright, airy interiors enhanced by floor-to-ceiling windows that invite in natural light. Available in two- or three-bedroom configurations, the residences come equipped with air conditioning, solar panels, and a private swimming pool....

Property Info

Covered Area	122
Covered Veranda	2
Uncovered Veranda	44
Furnishing	Unfurnished
Energy Efficiency	A
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	541
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	12705
Property type	House
Bathrooms	2

Amenities

- Parking

Location

Location: Maroni

Region: **Larnaca**

Coordinates: **34.735536 / 33.364671**

Price: €400 000 + VAT

VAT for this property is **€20,000** or **€76,000**. 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	~€12 600.00	Common expenses	None
		Price per SQM	€3 279.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€400 000 on Oct 8, 2025





