

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 | | Plot / Area Info | | Additional info | |
|---|-----------------------|-------------------------|------------------------|------------------|--------------|
| Covered Area | 122 | | | | |
| Covered Veranda | 2 | Plot area | 541 | Reference Number | 12705 |
| Uncovered Veranda | 44 | Pool | Yes | Property type | House |
| Furnishing | Unfurnished | Parking | Covered, Yes | Bathrooms | 2 |
| Energy Efficiency | A | | | | |
| Air Conditioning | All rooms, Yes | | | | |
| Amenities | | Location | | | |
| • Parking | | 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.

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|-----|-----------------|-------------------------------------|--|-----------------|-------------|
| VAT | Excluded | Title transfer fee Price per SQM | ~€12 600.00 €3 279.00/m² | Common expenses | None |
|-----|-----------------|-------------------------------------|--|-----------------|-------------|

Representative: Cyprus Sotheby's International Realty

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|--|--------------|------------|---------------------------------------|
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Price change history

€400 000 on Oct 8, 2025





