

## 4 Bedroom House for Sale in Mosfiloti, Larnaca District

This exceptional four-bedroom residence is nestled within beautifully landscaped, mature gardens and boasts breathtaking countryside and mountain views. Located in Mosfiloti, a peaceful village with a full range of amenities including traditional tavernas, cafés, restaurants, and banks, the property is just a 20-minute drive from Larnaca and Nicosia.

The ground floor welcomes you with two generous living areas, while an elegant archway leads to a formal dining room complete with a charming wooden bar. The spacious, fully fitted kitchen features a central island, a separate utility room, and a casual dining space with large patio doors opening onto a covered veranda – the perf...



Property Info		Plot / Area	a Info	Additional info	
				Reference Number	14397
Covered Area	400			Property type	House
Furnishing	Partially furnished	Plot area	1799	Condition	<b>Pre-Owned</b>
Heating	Central Heating, Yes	Pool	Yes	Construction Year	2001-2010
Air Conditioning	All rooms, Yes			Bathrooms	4
				View	<b>Mountains view</b>

Amenities Location

**Location:** Mosfiloti Region: **Larnaca** 

Coordinates: 34.946074 / 33.434847



Price: €795 000 + VAT

VAT for this property is €109,313 or €151,050. 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 ~€28 400.00

Price per SQM €1 988.00/m²

Common expenses None

## Representative: Cyprus Sotheby's International Realty

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## **Price change history**

€850 000 on Oct 9, 2025 €795 000 on Nov 25, 2025







































