

## 4 Bedroom House for Sale in Larnaca - Sotiros

House for sale in the area of Sotiros, Larnaca. It offers 4 bedrooms, 3 bathrooms and a guest toilet. Fully furnished with household appliances and air conditioning. Large separate kitchen with access to a spacious terrace. There is a laundry room, covered parking for 2 cars and a well-maintained garden. A quiet area with all the necessary infrastructure. The sea is about a 3-minute drive away. The title is available.

### Property Info

Covered Area	<b>180</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>B</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>184828</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Larnaca - Sotiros Region: **Larnaca**

## Price: €455 000 + VAT

VAT for this property is **€33,367** or **€86,450**. 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	<b>~€14 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 528.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: +35796644888			

## Price change history

€475 000 on Oct 30, 2025  
 €455 000 on Dec 23, 2025

