

### 3 Bedroom House for Sale in Agios Theodoros, Larnaca District

Modern villa for sale in the area of Agios Theodoros, Larnaca, located in a picturesque coastal area, just a few minutes from the sea. The property is located in a peaceful and green area, ideal for comfortable living, recreation and investment. The villa is part of a modern residential project and features thoughtful architecture combining elegant design and functional planning solutions. The spacious interior spaces are filled with natural light and create a sense of comfort and harmony. There is a private swimming pool, a relaxation area and a landscaped garden, providing a high level of privacy. The location of the property provides convenient access to beaches, marina, restaurants and ...

#### Property Info

Covered Area **185**  
 Furnishing **Unfurnished**  
 Energy Efficiency **A**  
 Air Conditioning **No**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **202675**  
 Property type **House**  
 Condition **Under Construction**  
 Bathrooms **2**

#### Amenities

#### Location

**Location:** Agios Theodoros Region: **Larnaca**

**Price: €450 000 + VAT**

VAT for this property is **€34,419** or **€85,500**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 432.00/m<sup>2</sup></b>		

**Representative: DOM Real Estate**

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**Price change history**

€450 000 on Feb 11, 2026





- PRIVATE ROAD -  
- ΙΔΙΟΤΙΚΟ ΔΡΟΜΙΟ -

