

### 3 Bedroom House for Sale in Livadia Larnakas, Larnaca District

Semi-detached house with high-ceiling living room, 3 bedrooms, and wonderful sea views. Located just 50 meters from the beach. Features include a private pool, garden, roof garden, covered parking, and storage room. Fully furnished with full air conditioning in all rooms. Title deeds available.

#### Property Info

Covered Area **120**  
 Furnishing **Furnished**  
 Energy Efficiency **B**

#### Plot / Area Info

Plot area **500**  
 Parking **Covered, Yes**

#### Additional info

Reference Number **243506**  
 Property type **House**  
 Condition **Pre-Owned**  
 Construction Year **2001-2010**  
 Bathrooms **2**

#### Amenities

- Parking

#### Location

**Location:** Livadia Larnakas Region: **Larnaca**

**Price: €560 000 + VAT**

VAT for this property is **€28,000** or **€106,400**. 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>~€19 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 667.00/m<sup>2</sup></b>		

**Representative: MySpace**

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**Price change history**

€560 000 on Mar 30, 2026





