


## 4 Bedroom House for Sale in Larnaca - Agios Nikolaos, Limassol District

A centrally located corner property in the sought-after Agios Nikolaos area of Limassol, made up of three independent units – a ground-floor house, an upper-floor house and a separate studio – making it well suited to immediate rental income or multi-family living. Its high visibility, walking-distance amenities and strong development potential give it excellent investment value. 

The well-maintained resale townhouse offers spacious living areas with four bedrooms and three modern bathrooms, bright open-plan interiors and a functional, fully equipped kitchen. The location provides quick highway access and is close to schools, shops, restaurants and parks. Additional feat...

### Property Info

Covered Area **200**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **255**  
Parking **Covered, Yes**

### Additional info

Reference Number **245202**  
Property type **House**  
Condition **Pre-Owned**  
Bathrooms **3**

### Amenities

- Parking

### Location

**Location:** Larnaca - Agios Nikolaos      Region: **Limassol**  
Coordinates: **34.6927253 / 33.0577984**

**Price: €790 000 + VAT**

VAT for this property is **€67,150** or **€150,100**. 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>~€28 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 950.00/m<sup>2</sup></b>		

**Representative: MySpace**

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**Price change history**

€790 000 on May 27, 2026





