

3-bedroom House with Pool in Livadia for Sale

FOR SALE - € 445,000 + VAT EUR



<https://www.mayfaircyprus.net/p/251637>

Prop No. **251637**
 City: **Larnaca**
 Area: **Livadia**
 Bedrooms: **3 Bedrooms**
 Bathrooms: **3 Baths**
 Covered area: **165 m²**
 Plot: **302 m²**
 Title deeds: **After construction**
 Property Type: **Detached**
 Condition: **New**

This modern three-bedroom house is part of an exclusive complex of 12 homes, set in a peaceful and attractive neighborhood in Livadia. Conveniently located just 10 minutes from Larnaca town and 15 minutes from the airport. The property sits on a 302-365 m² plot and offers 165 m² of thoughtfully designed living space.

The ground floor features an open-plan kitchen, living, and dining area, a guest WC, and direct access to a private garden with a swimming pool. Upstairs, there is a balcony and three bedrooms, including a master with an ensuite bathroom, while the other two bedrooms share the main family bathroom.

The house is energy-efficient, rated A, and includes provisions for air conditioning and heating.

The project is currently off plan
 New VAT regulation (2024)

Property features

- Balcony
- Covered Parking
- Double Glazing
- En-suite
- Guest W.C
- Laundry Room
- Main Bathroom
- Open Plan Fitted Kitchen
- Pressurized Water System
- Private Pool
- Solar Panels

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