

## 4 Bedroom Apartment for Sale in Larnaca District

Boasting a very rare opportunity for a luxury duplex unit on a low level building which only comprises of 3 units the duplex is exceptionally spacious with very comfortable living areas and verandas including huge roof garden with private swimming pool. All 4 bedrooms comes with en suites and there is also a second kitchen utility room situated next to the main kitchen. The other 2 units are 2 1 apartments which means that you can easily convert one of the verandas into a third room should you so wish later. All apartments come with en suite bedroom granite worktops Italian design kitchens storage room and covered parking places. PROPERTY FEATURES Pressurized Water System Double Glazing P...

### Property Info

Covered Area	<b>233</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

### Additional info

Reference Number	<b>VL19612</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>5+</b>

### Amenities

- Balcony

### Location

Region: **Larnaca**

## Price: €600 000 + VAT

VAT for this property is **€59,923** or **€114,000**. 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>€2 575.00/m<sup>2</sup></b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€600 000 on Nov 3, 2023



