

## 2 Bedroom Apartment for Sale in Larnaca District

This a modern apartment building located in Larnaca McKenzie Area 220m from the beach with views of the sea and Salt Lake. It is a unique project consisting of an 11 level tower with 33 modern apartments three on each floor. On the ground floor there is the concierge office on the side of the exquisite interior designed entrance lobby which creates the perfect welcome to this stylish building. The interior design concept continues throughout the individual hallway creating a seamless journey to the elegant apartments. The Building has class A energy certificate. Landscaped gardens complete the ground floor layout in front of the covered car parking bays which are accessible from a separat...

### Property Info

Covered Area	<b>87</b>
Floor Number	<b>9</b>
Total Number of Floors	<b>11</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

### Additional info

Reference Number	<b>VL18015</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

- Balcony

### Location

Region: **Larnaca**

## Price: €480 000 + VAT

VAT for this property is **€24,000** or **€91,200**. 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>€5 517.00/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>
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## Price change history

€480 000 on Nov 4, 2023



