

## 2 Bedroom Apartment for Sale in Pyla, Larnaca District

This 2 bedroom apartment in Pyla, Larnaca is perfectly located in a fast-developing area of the Larnaca district, close to the highway. It is just 17 km from Larnaca Airport, 2 km from the public beach, 11.5 km from University UCLan, and 13 km from Larnaca city centre. The apartment is built with modern certified ecological construction materials, emphasizing mold and noise protection, insulation, and external aesthetics. The delivery date for this apartment is September 2024. ✖

### Property Info

Covered Area	<b>90</b>
Covered Veranda	<b>6</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking    **Yes**

### Additional info

Reference Number	<b>5399</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

### Amenities

Location
<b>Location:</b> Pyla
Coordinates: <b>34.996680859185 / 33.693732890634</b>

Region: **Larnaca**

• Elevator

## Price: €250 000 + VAT

VAT for this property is **€12,500** or **€47,500**. 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 Price per SQM	<b>None</b> <b>€2 778.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	---	-----------------	-------------

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€250 000 on Dec 1, 2023



**First floor**



**Ground floor**

