

## 2 Bedroom Apartment for Sale in Larnaca

### 2-Bedroom Apartments



Thoughtfully designed for modern families, couples, or discerning investors, the two-bedroom apartments combine functionality with refined aesthetics. The spacious open-plan layout seamlessly connects the living, dining, and kitchen areas, creating an inviting space filled with natural light through floor-to-ceiling windows.

The interiors are finished to the highest standards, featuring elegant ceramic or parquet flooring, sleek fitted wardrobes, and contemporary kitchens with quality cabinetry and stone countertops. Large glass doors lead to expansive verandas — perfect for enjoying morning coffee or evening gatherings in the gentle Mediterranean breeze...

#### Property Info

Covered Area	<b>115</b>
Covered Veranda	<b>30</b>
Uncovered Veranda	<b>38</b>
Floor Number	<b>5</b>
Total Number of Floors	<b>6</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number	<b>3278</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

**Location:** Larnaca

Region: **Larnaca**

Coordinates: **34.89388799868 / 33.634907826984**

## Price: €525 000 + VAT

VAT for this property is **€26,250** or **€99,750**. 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>€4 565.00/m²</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>
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## Price change history

€450 000 on Dec 14, 2023  
 €500 000 on Mar 22, 2024  
 €530 000 on Aug 8, 2024  
 €525 000 on Nov 5, 2025

