

## 3 Bedroom Apartment for Sale in Larnaca

Three-Bedroom Penthouse – Luxury Living with Roof Terrace

The three-bedroom penthouse is the crown jewel of this development, offering spacious interiors, refined finishes, and a private roof terrace with stunning views. Situated just 150 meters from Mackenzie Beach, it provides an exclusive coastal lifestyle in the heart of Larnaca's most sought-after area.

The penthouse features a large open-plan living and dining area connected to a modern kitchen, creating the perfect environment for family life and entertaining. Wide windows and sliding doors fill the space with natural light, opening onto verandas and the expansive roof terrace — ideal for outdoor dining, relaxatio...

### Property Info

Covered Area	<b>145</b>
Covered Veranda	<b>42</b>
Uncovered Veranda	<b>12</b>
Floor Number	<b>6</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>4302</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>4</b>

### Amenities

- Parking

### Location

**Location:** Larnaca

Region: **Larnaca**

Coordinates: **34.893240000192 / 33.636099718975**

## Price: €645 000 + VAT

VAT for this property is **€32,250** or **€122,550**. 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>€4 448.00/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>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€585 000 on Dec 15, 2023  
 €645 000 on Oct 5, 2025

