

## 3 Bedroom Apartment for Sale in Drosia, Larnaca District

3 Bedroom Apartment - Refined Living in the Prestigious Faneromeni Area, Larnaca X

This 3-bedroom apartment is part of an exclusive residential project located in the highly desirable Faneromeni area, one of Larnaca's most elite neighbourhoods. Designed to offer a refined and comfortable lifestyle, the apartment combines generous interior spaces with an exceptional central location.

The layout features a spacious open-plan living, dining, and kitchen area, creating a bright and welcoming environment ideal for family living and entertaining. All three bedrooms are well-proportioned, offering privacy and flexibility for family members, guests, or a home office. Thoughtful desi...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>120</b>				
Covered Veranda	<b>14</b>			Reference Number	<b>4346</b>
Uncovered Veranda	<b>38</b>			Property type	<b>Apartment</b>
Floor Number	<b>3</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
Total Number of Floors	<b>4</b>			Construction Year	<b>2026</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>2</b>
Air Conditioning	<b>All rooms, Yes</b>				

Amenities	Location	Region: Larnaca
• Parking	<b>Location:</b> Drosia Coordinates: <b>34.913536641685 / 33.623123670552</b>	

## Price: €440 000 + VAT

VAT for this property is **€22,000** or **€83,600**. 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>€3 667.00/m<sup>2</sup></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

€395 000 on Dec 15, 2023

€440 000 on Jan 13, 2026



