

## 2 Bedroom Apartment for Sale in Larnaca

Two-Bedroom Apartment – Contemporary Comfort for Modern Families X

Generously proportioned and elegantly designed, this two-bedroom apartment is tailored for those who value both space and style. The open-plan living and dining area forms the heart of the home, complemented by a modern kitchen with sleek finishes.

The master bedroom, complete with en-suite bathroom, offers a private sanctuary, while the second bedroom provides versatility — ideal for children, guests, or a home office. Large windows and a spacious veranda create a seamless connection between indoor living and the Mediterranean outdoors. Positioned within walking distance of the beach, international sch...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>96</b>			Reference Number	<b>7807</b>
Covered Veranda	<b>15</b>			Property type	<b>Apartment</b>
Floor Number	<b>1</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
Energy Efficiency	<b>A</b>			Construction Year	<b>2026</b>
				Bathrooms	<b>2</b>

Amilities	Location	Region
• Parking	<b>Location:</b> Larnaca Coordinates: <b>34.932614619596 / 33.621007200626</b>	<b>Larnaca</b>

## 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	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 604.00/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>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€250 000 on May 15, 2024

