

## 2 Bedroom Apartment for Sale in Larnaca District

### Apartment for sale in New Marina Area

Nestled in the vibrant and sought-after New Marina Area of Larnaca, this charming 2-bedroom ground floor apartment offers a delightful blend of comfort and convenience. With a covered area spanning 64m<sup>2</sup> and an inviting veranda of 18m<sup>2</sup>, this residence is designed to cater to modern lifestyles while providing a serene retreat just moments away from the sea.

The apartment comprises two cozy bedrooms, each offering ample space for rest and relaxation. The master bedroom features generous closet space and direct access to the veranda, perfect for enjoying morning coffee or soaking in the Mediterranean breeze. The second bedroom provides ver...

#### Property Info

Covered Area	<b>64</b>
Covered Veranda	<b>7</b>
Uncovered Veranda	<b>18</b>
Air Conditioning	<b>Yes</b>

#### Plot / Area Info

#### Additional info

Reference Number	<b>8070</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

#### Amenities

#### Location

Region: **Larnaca**

## Price: €150 000 + VAT

VAT for this property is **€7,500** or **€28,500**. 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>~€2 900.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€2 344.00/m<sup>2</sup></b>		

## Representative: Arena Properties

Registration number	<b>1015</b>	Email	<b>stelios@arenaproperties.com</b>
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## Price change history

€150 000 on May 18, 2024





