

## 3 Bedroom Apartment for Sale in Larnaca District

Luxury 3-bedroom apartment located in a prime location in Faneromeni area of Larnaca. Walking distance 10 minutes to down town and 15 minutes to Larnaca Marina Beach

The building consists of 8 modern apartments.

### Key Features

Covered parking spaces for each flat

Storage room to each flat

Underfloor heating with electric heat pump

Midea Aircondition Units in all rooms

Fully double glazed windows

High quality ceramic floor tiles

Italian kitchens

Kitchen equipment

Ceiling spotlights fitted throughout the flats

### AVAILABILITY

Apartments 1st floor

Internal area 98 sq.m.

Covered verandas 21,7 sq.m.

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### Property Info

Covered Area **120**

Heating **Yes**

Air Conditioning **Yes**

### Plot / Area Info

### Additional info

Reference Number **48544**

Property type **Apartment**

Condition **Under Construction**

Construction Year **2024**

Bathrooms **2**

### Amenities

Sep 10, 2025

### Location

1/4

<https://index.cy/sale/3191461>

Region: **Larnaca**

## Price: €305 000 + VAT

VAT for this property is **€15,250** or **€57,950**. 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>€2 542.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€305 000 on May 24, 2024

