

## 3 Bedroom Apartment for Sale in Larnaca - Makenzy

A high-end residential building, located in Mackenzy area, at 90 meters from Beach in one of the most prestigious areas in Larnaca.

5 minutes driving to Larnaca International Airport with easy access to the highway leading to Nicosia and Limassol.

This building is constructed in a modern and refined style, benefiting from unobstructed amazing partial sea views.

Energy Efficiency Category: A

AVAILABILITY

Apartments 5th floor

Internal area 103 sq.m.

Covered veranda 24,9 sq.m.

Delivery date: 15 months from construction start date

### Property Info

### Plot / Area Info

Covered Area **128**

### Additional info

Reference Number **42778**

Property type **Apartment**

Condition **Under Construction**

Construction Year **2026**

Bathrooms **4**

### Amenities

- Storage room

### Location

**Location:** Larnaca - Makenzy Region: **Larnaca**

## Price: €590 000 + VAT

VAT for this property is **€29,500** or **€112,100**. 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>€4 609.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
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## Price change history

€535 000 on May 26, 2024  
 €590 000 on May 7, 2025

