

## 1 Bedroom Apartment for Sale in Larnaca District

Fantastic, one-bedroom apartment for sale in the heart of Larnaca Town Centre. Within walking distance to the famous Phoinikoudes beach, Larnaca Marina, the promenade, amenities, shops, the beach, entertainment facilities etc. Outstanding location. A short drive to Larnaca International Airport.



Apartment for sale in the heart of Larnaca Town Center. The property consists of an open plan kitchen with living and dining area, one bedroom and one common bathroom with wc.

Title Deed Available.

Extra: Elevator, furnished, kitchen appliances, central location.

### Property Info

Covered Area **49**  
 Furnishing **Furnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

### Location

Region: **Larnaca**  
 Coordinates: **34.9135615 / 33.6377305**

### Additional info

Reference Number **41778**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **1**  
 View **City view**

### Amenities

- Balcony

## Price: €240 000 + VAT

VAT for this property is **€12,000** or **€45,600**. 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>~€6 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 898.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealstate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
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## Price change history

€240 000 on Aug 5, 2024





