

## 400m<sup>2</sup> Building for Sale in Larnaca - Chrysopolitissa

Residential Building for Sale in Chrysopolitissa area, Larnaca. Great location, ideally situated close to an abundance of amenities and services such as supermarkets, schools, cafes, shops etc. A 7minute walk to the Larnaca Town Centre, the harbor and the beach. A short drive to the new Metropolis Mall of Larnaca. An 11-minute drive to Larnaca International Airport.

The whole building consists of a ground floor whole apartment and two apartments on the first floor. The ground floor apartment is fully furnished and consists of a separate kitchen, two living areas, A/C, fire place, central heating, three bedrooms, one bath and 1WC. On the first floor each apartment is renovated and c...

### Property Info

Covered Area  
Furnishing  
Air Conditioning

**400**  
**Partially furnished**  
**All rooms, Yes**

### Plot / Area Info

Plot area  
Parking

**500**  
**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**40502**  
**Building**  
**Pre-Owned**  
**3**

### Amenities

#### Location

**Location:** Larnaca - Chrysopolitissa Region: **Larnaca**

## Price: €760 000 + VAT

VAT for this property is **€104,500** or **€144,400**. 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>~€27 000.00</b>  | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 900.00/m²</b> |                 |             |

## Representative: Kalogirou Real Estate

|                     |              |            |                                     |
|---------------------|--------------|------------|-------------------------------------|
| Registration number | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number      | <b>569/E</b> | Legal name | <b>N/A</b>                          |
| Phone: +35724003723 |              |            |                                     |

## Price change history

€760 000 on Aug 9, 2024



















