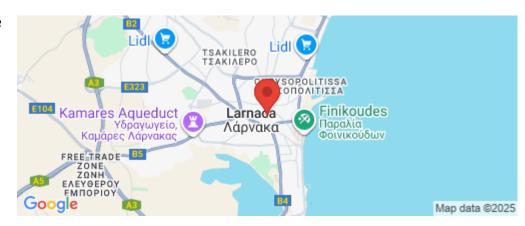


## 2 Bedroom Apartment for Sale in Larnaca District

Lovely, Two Bedroom Apartment in American Academy area, Larnaca. The property is located within close proximity to an abundance of amenities including sporting facilities, schools, supermarkets, banks, entertainment facilities and restaurants. Just a short drive to Larnaca Town Centre, Finikoudes beach and the new Larnaca International Airport.



Apartment for sale in Larnaca, American Academy area. Property consists of two bedrooms, open kitchen, living and dining area, one bath, 1wc.

The property is fully equipped with electrical appliances and has an AC Unit in the living area.

Apartment is currently Rented at 500 Euros per month.

Title Deeds available.

Property Info	Plot / Area Info		

Covered Area **56** 

Furnishing Partially furnished

Air Conditioning All rooms, Yes

Amenities Lo	ocation
--------------	---------

## **Additional info**

Reference Number 42891

Property type Apartment Condition Pre-Owned

Bathrooms 1

View **City view** 



Region: Larnaca

Coordinates: **34.919326584803** / **33.62572747642** 



**Price: €124 950 + VAT** 

VAT for this property is €6,248 or €23,741. 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	Excluded	Title transfer fee	~€2 273.75	Common expenses	None
Title deed	Has Title	Price per SOM	€2 231.00/m²		

## Representative: Kalogirou Real Estate

Registration number 1104 Email info@kalogirourealestate.com
License number 569/E Legal name N/A

Phone: **+35724003723** 

## **Price change history**

€124 950 on Aug 9, 2024













