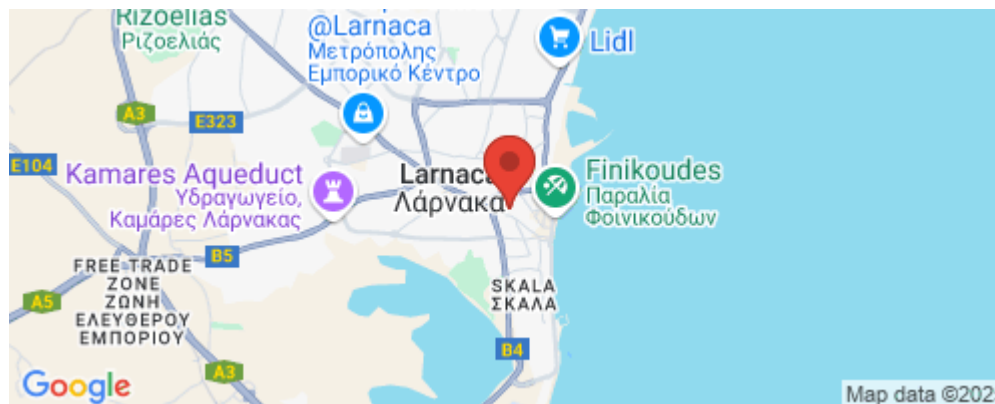


## 2 Bedroom Apartment for Sale in Larnaca District

Amazing, Second floor, 2 Bedroom Apartment in Larnaca City Center. Close to amenities which include Greek and English Schools, sporting facilities, municipal park with library and within walking distance from Foinikoudes beach, Larnaca Marina and the promenade. A 5-minute drive to Larnaca International Airport.



Apartment for sale in the heart of Larnaca city center. It consists of an open plan kitchen, living room, dining area, a main bathroom, 2 bedrooms, 1 en suite shower, 2 wc and covered verandas. The property has access to a covered parking spot on the ground floor.

This contemporary and stylish project is situated in a prime location and comprises of 9 apartments. Ther...

### Property Info

Covered Area **92**  
 Furnishing **Unfurnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **46045**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **1**

### Amenities

- Elevator

### Location

Region: **Larnaca**  
 Coordinates: **34.915085002342 / 33.630461984656**

## Price: €390 000 + VAT

VAT for this property is **€19,500** or **€74,100**. 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>€4 239.00/m<sup>2</sup></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: <b>+35724003723</b> |              |            |                                     |

## Price change history

€390 000 on Aug 10, 2024



