

### 3 Bedroom Apartment for Sale in Larnaca District

Fantastic, Three Bedroom Duplex Apartment in Agios Ioannis Area, Larnaca. Great location, with walking distance to all amenities, such as Greek and English schools, major supermarkets, entertainment and sporting facilities, are within close proximity. A short distance to Larnaca Town Centre, the harbour and the beach. A 10-minute drive to the airport. ✖

Duplex Apartment for sale in Agios Ioannis area, Larnaca Town. The apartment is part of a three-story residential building, which has been constructed approximately in 1989. It is consisting on the 1st floor of a single entrance hall, a single living room and dining room, a kitchen, a toilet with a bathroom and two bedrooms. On the 2...

#### Property Info

Covered Area **140**  
 Furnishing **Partially furnished**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

#### Additional info

Reference Number **44592**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **2**

#### Amenities

#### Location

Region: **Larnaca**  
 Coordinates: **34.9264463 / 33.6253175**

## Price: €175 000 + VAT

VAT for this property is **€8,750** or **€33,250**. 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>~€3 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 250.00/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

€250 000 on Aug 29, 2024  
 €230 000 on Nov 16, 2024  
 €199 000 on Jan 24, 2025  
 €175 000 on Mar 8, 2025











