


## 2 Bedroom Apartment for Sale in Larnaca District

Outstanding, Sea View Two Bedrooms Apartment for Sale in New Marina-Port area, Larnaca. In a close distance to the sea and very close proximity to the harbor, Larnaca Town Centre and the Marina. Close to all amenities including supermarkets, bank, shops, schools, medical facilities, etc. Easy access to Larnaca, Ayia Napa, Nicosia motorway. 

Sea View Apartment for Sale in Port area. The property consists of an open plan kitchen, dining area, living room, 2 bedrooms the master en suite and a main bathroom. In addition, the residents will have exclusive right of access to a private storage room and covered parking space on the ground floor. It offers covered verandas a/c split units, ...

### Property Info

Covered Area **88**  
Furnishing **Unfurnished**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **48370**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **2**  
View **Sea view**

### Amenities

- Balcony

### Location

Region: **Larnaca**  
Coordinates: **34.936489281463 / 33.634221182803**

## Price: €245 000 + VAT

VAT for this property is **€12,250** or **€46,550**. 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>€2 784.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

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## Price change history

€245 000 on Sep 7, 2024





