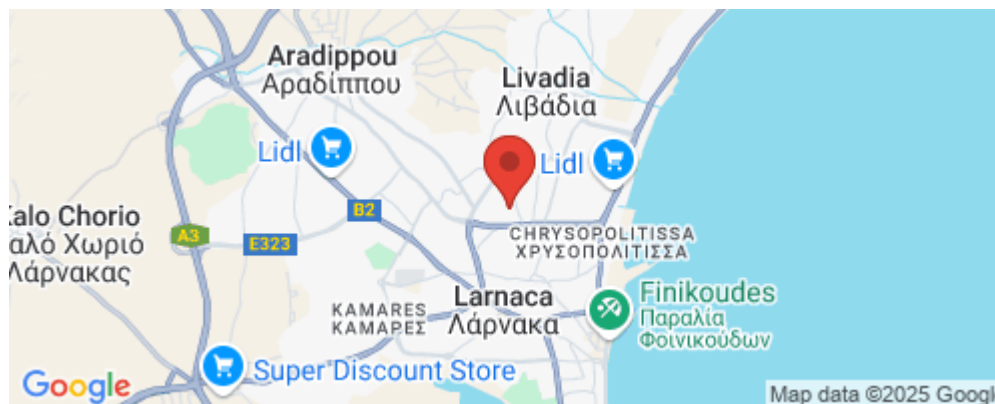


## 2 Bedroom Apartment for Sale in Larnaca

Project is coming soon in the fastest developing area in Larnaca: The New Marina area!

The project will consist of 2 separate buildings composed of 1 & 2 bedroom apartments and is strategically located at 1400 meters from the New Marina & Port!



- 2 Separate Buildings
- 1 & 2 Bedroom Apartments
- 1400 meters from Larnaca New Marina & Port
- Next to Era Department Store (ex-Debenhams)

### Property Info

Covered Area	<b>110</b>
Covered Veranda	<b>20</b>
Uncovered Veranda	<b>10</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

### Additional info

Reference Number	<b>6047</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>

### Amenities

- Elevator

### Location

**Location:** Larnaca

Region: **Larnaca**

Coordinates: **34.9322605 / 33.6212023**

## Price: €345 000 + VAT

VAT for this property is **€17,250** or **€65,550**. 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>€3 136.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€335 000 on Sep 10, 2024  
 €345 000 on Feb 18, 2025

