

2 Bedroom Apartment for Sale in Larnaca

This Residence comprises eight meticulously crafted 2-bedroom apartments offering a truly elevated urban-lavish living experience. Only two apartments on each floor. With breathtaking city views, light-filled spaces, and open-plan layout living areas, these apartments are designed to provide the utmost in comfort and style.

Combining its prime location within the burgeoning new Larnaca Marina area with the offer of an unparalleled lifestyle that harmoniously blends sophistication with convenience, these apartments represent a significant investment opportunity, backed by a generous 5-year warranty\* for your peace of mind.

The building's communal areas electricity consum...



| Property Info          |     | Plot / Area Info                              |              | Additional info   |                    |  |
|------------------------|-----|---|--------------|-------------------|--------------------|--|
| Covered Area           | 120 | Parking                                       | Covered, Yes | Reference Number  | 231820             |  |
| Covered Veranda        | 19  |   |              | Property type     | Apartment          |  |
| Uncovered Veranda      | 13  |   |              | Condition         | Under Construction |  |
| Floor Number           | 4   |   |              | Construction Year | 2024               |  |
| Total Number of Floors | 4   |   |              | Bathrooms         | 2                  |  |
|                        |     |   |              | View              | Sea view           |  |
| Amenities              |     | Location                                      |              |                   |                    |  |
| • Parking              |     | Location: Larnaca                             |              | Region: Larnaca   |                    |  |
|                        |     | Coordinates: 34.931643843408 / 33.62989452294 |              |                   |                    |  |

## Price: €285 000 + VAT

VAT for this property is **€14,250** or **€54,150**. 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>€2 375.00/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

€285 000 on Sep 10, 2024



