

## 2 Bedroom Apartment for Sale in Pyla, Larnaca District

Top Floor, Two Bedroom Apartment with Roof Garden in Pyla area, Larnaca. Close to all amenities, the beach, 5-star hotels, restaurants and other entertainment facilities. Just a short drive to Larnaca Town and the new Marina. Very easy access to motorways linking cities. 

Top Floor Apartment for sale in Larnaca, Pyla area. The property is a second floor apartment with pool and garden view. It consists of open plan kitchen, living room, dining area, a main bathroom, two bedrooms, master bedroom is en suite with shower, covered veranda, roof garden and a parking spot on the ground floor.

The apartment is situated in a big and luxurious project of six blocks. There are 119 unit...

### Property Info

Covered Area **80**  
 Furnishing **Unfurnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

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

### Additional info

Reference Number **49001**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Gym

### Location

**Location:** Pyla  
 Coordinates: **34.996207088387 / 33.684488295107**

Region: **Larnaca**

**Price: €298 189 + VAT**

VAT for this property is **€14,909** or **€56,656**. 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>€3 727.00/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>                          |
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**Price change history**

€298 189 on Oct 20, 2024



