

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

Sea View, Fully Renovated, Two Bedroom Apartment in Dekeleia Road, Larnaca. Walking distance from one of the many Blue Flag sandy beaches that can be found here. The area also offers all the necessary amenities such as supermarkets, banks, pharmacies, shops as well as easy access to the highway linking all major towns in Cyprus, making the Larnaca International Airport only a 15 drive away and only 25 minutes to the famous Ayia Napa and Protaras resorts.

Apartment for sale in Livadia, Dekeleia area, Larnaca Town. The property is fully renovated and it consists of open plan kitchen, living room, two bedrooms, a guest toilet and a main bath with WC and covered balcony.

Title D...

| Property Info    |                       | Plot / Area Info |                       | Additional info  |                  |
|------------------|-----------------------|------------------|-----------------------|------------------|------------------|
| Covered Area     | <b>63</b>             |                  |                       | Reference Number | <b>49829</b>     |
| Furnishing       | <b>Unfurnished</b>    | Parking          | <b>Uncovered, Yes</b> | Property type    | <b>Apartment</b> |
| Air Conditioning | <b>All rooms, Yes</b> |                  |                       | Condition        | <b>Pre-Owned</b> |
|                  |                       |                  |                       | Bathrooms        | <b>1</b>         |
|                  |                       |                  |                       | View             | <b>Sea view</b>  |

| Amenities  | Location   | Region:        |
|------------|--|----------------|
| • Guest WC | <b>Location:</b> Dhekelia<br>Coordinates: <b>34.958313005652 / 33.655600336037</b> | <b>Larnaca</b> |

## Price: €500 000 + VAT

VAT for this property is **€25,000** or **€95,000**. 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<br>Price per SQM | <b>~€16 600.00</b><br><b>€7 937.00/m<sup>2</sup></b> | Common expenses | <b>None</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

€500 000 on Dec 17, 2024





