

## 2 Bedroom Apartment for Sale in Larnaca District

Reference ID: #SA35659 Price details: €300,000 +VAT Project located in the heart of Larnaca, specifically in Downtown area. Located in the heart of Larnaca at only 4 minutes from the famous Ermou street and 5 minutes from Finikoudes beach, the project is surely an added value to the town of Larnaca This Five-Floor building will include 2-Bedroom apartments and penthouses with roof terraces. Available for sale two 2-bedroom apartments. Covered area: 88 sq.m. Covered veranda: 13-14 sq.m. PLUS V.A.T

### Property Info

### Plot / Area Info

Covered Area **104**

Floor Number **1**

### Additional info

Reference Number	<b>SA35659</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

### Amenities

### Location

Region: **Larnaca**

Coordinates: **34.921612304943 / 33.630824691732**

## Price: €300 000 + VAT

VAT for this property is **€15,000** or **€57,000**. 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	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 885.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
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## Price change history

€275 000 on Dec 20, 2024  
 €285 000 on Feb 13, 2025  
 €300 000 on Mar 13, 2025

