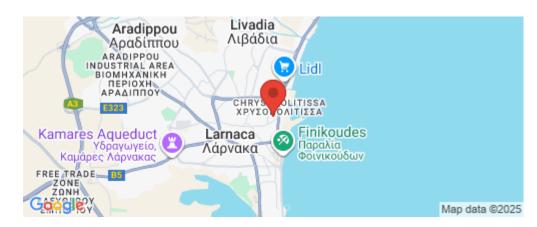


## 2 Bedroom Apartment for Sale in Larnaca District

Elegant, Top Floor, 2-Bedroom Flat with Roof Garden in New Marina area, Larnaca. Only 600 m away from the sea. Amazing location, close to a plethora of amenities such as supermarkets, shops, pharmacies, banks, schools etc. Just 5 minutes away from the beautiful Phoinikoudes, the beach and the harbor. Very close to the New Larnaca Marina. Only 3 minutes away from the Larnaca Center where there is access to all the shops, restaurants, coffee places, bars etc. A 13-minute drive to Larnaca International Airport.



Top floor apartment for sale in Makariou area, Larnaca. The apartment consists of an open plan kitchen, living room with dining area, a main bathroom with shower, two bedrooms,...

Property Info		Plot / Area Info		Additional info	
Covered Area Heating Air Conditioning	75 Underfloor Heating, Yes All rooms, Yes	Parking	Covered, Yes	Reference Number Property type Condition Bathrooms	31735 Apartment Brand New 2

## Amenities Location

• BBQ zone Region: **Larnaca** 

Coordinates: **34.925128785092** / **33.635108881099** 



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	Excluded	Title transfer fee	None	Common ovnencos	None
		Price per SQM	€4 600.00/m <sup>2</sup>	Common expenses	None

## **Representative: Kalogirou Real Estate**

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License number	569/E	Legal name	N/A

Phone: **+35724003723** 

## **Price change history**

€345 000 on Dec 25, 2024



