

## 2 Bedroom Apartment for Sale in Larnaca District

Beautiful, Top Floor, 2 Bedroom Apartment in Mall area, Larnaca. Great location, as all amenities, such as Greek and English schools, major supermarkets, entertainment and sporting facilities, are within close proximity. Located in a lovely residential area of Larnaca within proximity to the New Metropolis Mall. There is easy access to major highways without getting delayed in traffic.

Top Floor Apartment for Sale in Mall area. The apartment is on the fourth floor with internal covered area of 77 sq.m and a 58 sq.m roof garden. It consists of open plan kitchen, dining area, living room, 2 bedrooms, a main shower, 2 wc, 1 en suite shower and covered veranda, storage room and cover...

Property Info	Plot / Area Info	Additional info
Covered Area Air Conditioning	<b>77</b> <b>All rooms, Yes</b>	Parking <b>Covered, Yes</b>
		Reference Number Property type Condition

Amenities	Location
• Balcony	Region: <b>Larnaca</b> Coordinates: <b>34.922315998344 / 33.616333221113</b>

## Price: €275 000 + VAT

VAT for this property is **€13,750** or **€52,250**. 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 Price per SQM	<b>None</b> <b>€3 571.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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

€275 000 on Jan 14, 2025

