

## 2 Bedroom Apartment for Sale in Larnaca District

Top Floor, 2-Bedroom Flat with Large Roof Garden in New 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 very close to the New Metropolis Mall. There is easy access to major highways without getting delayed in any traffic.



Top Floor Apartment for sale in New Mall Area, Larnaca. The property consists of an open plan kitchen, living and dining area, a main bathroom with shower, 2 bedrooms, master bedroom is en suite, a 20 sq. m of covered veranda and large roof garden. The property has access to a storage room a...

### Property Info

Covered Area **75**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **40266**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **2**

### Amenities

- Elevator

### Location

Region: **Larnaca**  
Coordinates: **34.930809520223 / 33.598012090754**

## Price: €462 000 + VAT

VAT for this property is **€23,100** or **€87,780**. 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>€6 160.00/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>
Phone: <b>+35724003723</b>			

## Price change history

€462 000 on Jan 22, 2025



