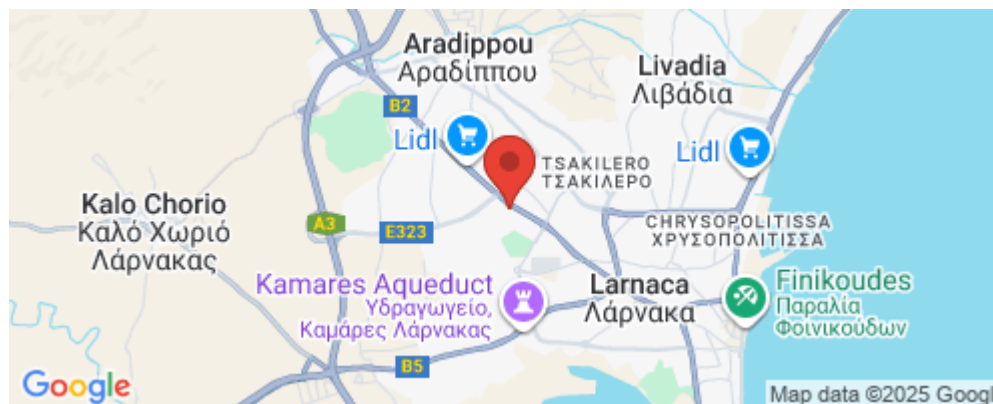


## 2 Bedroom Apartment for Sale in Larnaca District

Top Floor, Two Bedroom Apartment with Roof Garden for Sale 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 two bedrooms the master en-suite, an open plan kitchen, living and dining area and a main shower with w/c. It also has 19.7 sq. m of covered veranda, a beautiful roof garden of 48.1sq m. with an extra ...

### Property Info

Covered Area  
Air Conditioning

**76**  
**All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **45255**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **2**

### Amenities

- Garden

### Location

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

**Price: €367 500 + VAT**

VAT for this property is **€18,375** or **€69,825**. 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>€4 836.00/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>
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**Price change history**

€367 500 on Jan 22, 2025











## 1st FLOOR

