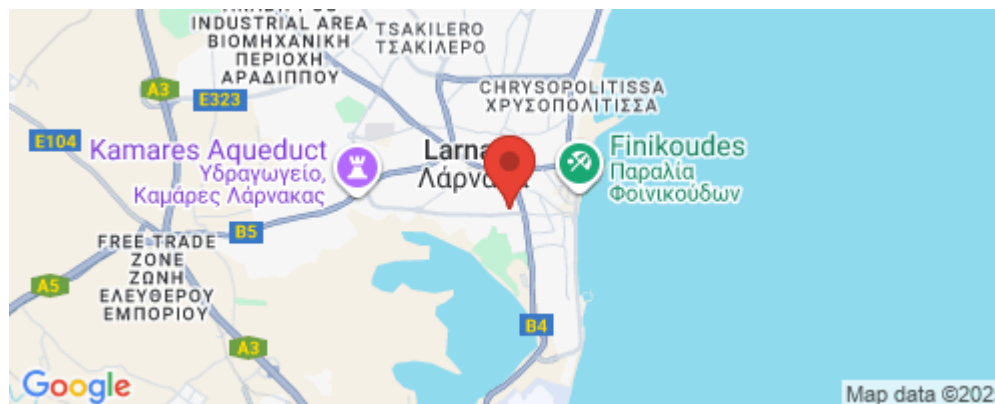


## 3 Bedroom Apartment for Sale in Larnaca District

Discover a new residential development that redefines city centre living, offering unrivalled convenience just steps away from supermarkets, shops, cafes and schools including the renowned American Academy. Ideally located in the vibrant centre of Larnaca, this exquisite apartment complex is just a 15-minute walk from the Finikoudes promenade and the Blue Flag sandy beaches.

This five-storey development presents spacious two- and three-bedroom apartments as well as exceptional four-bedroom penthouses with private roof gardens. The complex stands out with its contemporary architectural design, expansive windows, an advanced video intercom system and covered parking for every residence...



### Property Info

### Plot / Area Info

Covered Area **125**

### Additional info

Reference Number **f17404**

Property type **Apartment**

Construction Year **2027**

Bathrooms **2**

### Amenities

### Location

Region: **Larnaca**

Coordinates: **34.9117 / 33.6265**

**Price: €340 000 + VAT**

VAT for this property is **€17,000** or **€64,600**. 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>~€10 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 720.00/m<sup>2</sup></b>		

**Representative: Cyprus Sotheby's International Realty**

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**Price change history**

€340 000 on Feb 4, 2025



