

## 2 Bedroom Apartment for Sale in Larnaca District

### 2-Bedroom Apartment

The two-bedroom apartment provides additional space and flexibility, making it suitable for families or residents who require extra comfort. The open-plan living and dining area connects naturally with the kitchen, creating a spacious and practical environment for everyday living.

Large balcony doors bring natural light into the apartment and extend the living area outdoors to a generous balcony or roof garden, perfect for relaxation or entertaining.

With elegant interior design, high-quality materials, and access to the complex's premium amenities, this apartment offers an excellent balance between comfort, modern living, and investment value.

#### Property Info

Covered Area	<b>99</b>
Covered Veranda	<b>20</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>5</b>
Energy Efficiency	<b>A</b>

#### Plot / Area Info

Parking **Yes**

#### Additional info

Reference Number	<b>236178</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

#### Amenities

- Elevator

#### Location

Region: **Larnaca**

**Price: €321 000 + VAT**

VAT for this property is **€16,050** or **€60,990**. 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>€3 242.00/m<sup>2</sup></b>		

**Representative: MySpace**

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

**Price change history**

€321 000 on Apr 11, 2025





