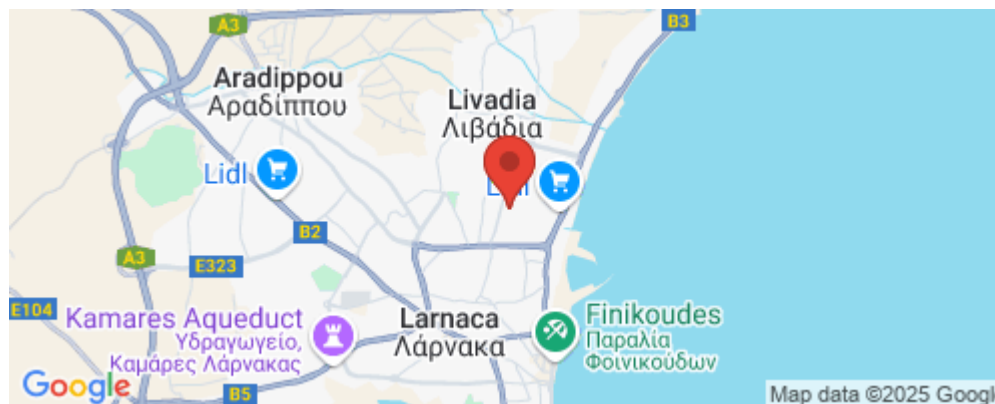


## 2 Bedroom Apartment for Sale in Larnaca District

Top Floor, Two-bedroom apartment for Sale in New Marina-Port area, Larnaca. Amazing location, close to all amenities such as schools, major supermarkets, banks, pharmacies etc. Only 5-minutes away from Larnaca Town Center, the harbor and the beach. An 8-minute drive to the New Metropolis Mall of Larnaca. A short drive to Larnaca International Airport. Easy access to Larnaca, Nicosia motorway.



Apartment for sale in Larnaca, New Marina area. The property is fully furnished and consists of an open plan kitchen, living and dining area, two bedrooms, one shower with WC. Covered parking is available on the ground floor.

Extra: Fully Furnished, Kitchen appliances, A/C, Covered Park...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>68</b>	Parking	<b>Covered, Yes</b>	Reference Number	<b>51248</b>
Air Conditioning	<b>All rooms, Yes</b>			Property type	<b>Apartment</b>
				Condition	<b>Pre-Owned</b>
				Bathrooms	<b>1</b>
Amenities		Location			
• Guest WC		Region: <b>Larnaca</b>			
		Coordinates: <b>34.935565308156 / 33.630578662965</b>			

## Price: €165 000 + VAT

VAT for this property is **€8,250** or **€31,350**. 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>~€3 275.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 426.00/m²</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: +35724003723			

## Price change history

€175 000 on Apr 19, 2025  
 €165 000 on Jun 11, 2025



