

## 3 Bedroom Apartment for Sale in Drosia, Larnaca District

Three-Bedroom Apartment – Spacious Urban Elegance

The three-bedroom apartment is designed for families who value comfort and space in a central setting. A generous open-plan living area forms the heart of the home, seamlessly connected to a stylish kitchen and dining area. Modern full-sized windows fill the interiors with natural light, making the home bright and welcoming.

The master suite includes an en-suite bathroom, while two additional bedrooms provide flexibility for family members, guests, or home office use. Elegant finishes and thoughtfully designed layouts create a balance between style and functionality.

Practical features such as a video intercom system an...

### Property Info

|                   |            |
|-------------------|------------|
| Covered Area      | <b>124</b> |
| Covered Veranda   | <b>19</b>  |
| Energy Efficiency | <b>A</b>   |

### Plot / Area Info

|         |                     |
|---------|---------------------|
| Parking | <b>Covered, Yes</b> |
|---------|---------------------|

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>236465</b>    |
| Property type     | <b>Apartment</b> |
| Construction Year | <b>2027</b>      |
| Bathrooms         | <b>2</b>         |

### Amenities

- Parking

### Location

**Location:** Drosia Region: **Larnaca**

## 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>€2 742.00/m²</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

€340 000 on Apr 20, 2025





