

## 2 Bedroom Apartment for Sale in Larnaca District

This luxurious project is in a prime location very close to the City Center and with easy access to the highway.



Each apartment has been designed to provide generous space to move around.

The project consist 1 & 2 bedroom of spacious apartments with gorgeous view of the surrounding area and with sea view.

The building has been designed to deliver better quality design of building that respond appropriately to the character of the area with very attractive prices, which has a privacy, comfort and is an ideal option for families with children close to schools, shops, restaurants, cafes and other services.

### Property Info

Covered Area	<b>101</b>
Covered Veranda	<b>22</b>
Floor Number	<b>5</b>
Total Number of Floors	<b>5</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>4603</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Construction Year	<b>2024</b>
Bathrooms	<b>2</b>
View	<b>Sea view</b>

### Amenities

- Roof Garden

### Location

Region: **Larnaca**  
 Coordinates: **34.929588815688 / 33.634525542197**

## Price: €430 000 + VAT

VAT for this property is **€21,500** or **€81,700**. 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>€4 257.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
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## Price change history

€480 000 on May 9, 2025  
 €440 000 on Dec 19, 2025  
 €460 000 on Mar 12, 2026  
 €430 000 on Apr 15, 2026





