2 Bedroom Apartment for Sale in Larnaca District

Second Floor, Two – Bedroom Apartment for sale in Mall Area, Larnaca. Located in a quiet and central residential neighborhood of Larnaca, this apartment offers both convenience and comfort. It is just a short walk to Metropolis Mall and only a 10-minute drive to Larnaca’s sandy beaches and the international airport. With easy access to supermarkets, schools, and the city center, the location is ideal for both residential use and long-term investment.

The apartment is situated on the second floor, the building has a total of 9 apartments, three on each floor. The project features modern architecture, elevator access, covered parking, and private storage rooms for each unit....

Property Info

Covered Area	**75**
Air Conditioning	**All rooms, Yes**

Plot / Area Info

Parking	**Covered, Yes**

Additional info

Reference Number	**51783**
Property type	**Apartment**
Condition	**Brand New**
Bathrooms	**2**
View	**City view**

Amenities

- Guest WC

Location

Region: **Larnaca**

Coordinates: **34.927605493909 / 33.599946382513**

Price: €245 000 + VAT

VAT for this property is **€12,250** or **€46,550**. 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	**Excluded**	Title transfer fee	**None**	Common expenses	**None**
		Price per SQM	**€3 267.00/m²**		

Representative: Kalogirou Real Estate

Registration number	**1104**	Email	**info@kalogirourealestate.com**
License number	**569/E**	Legal name	**N/A**

Phone: **+35724003723**

Price change history

€245 000 on May 28, 2025

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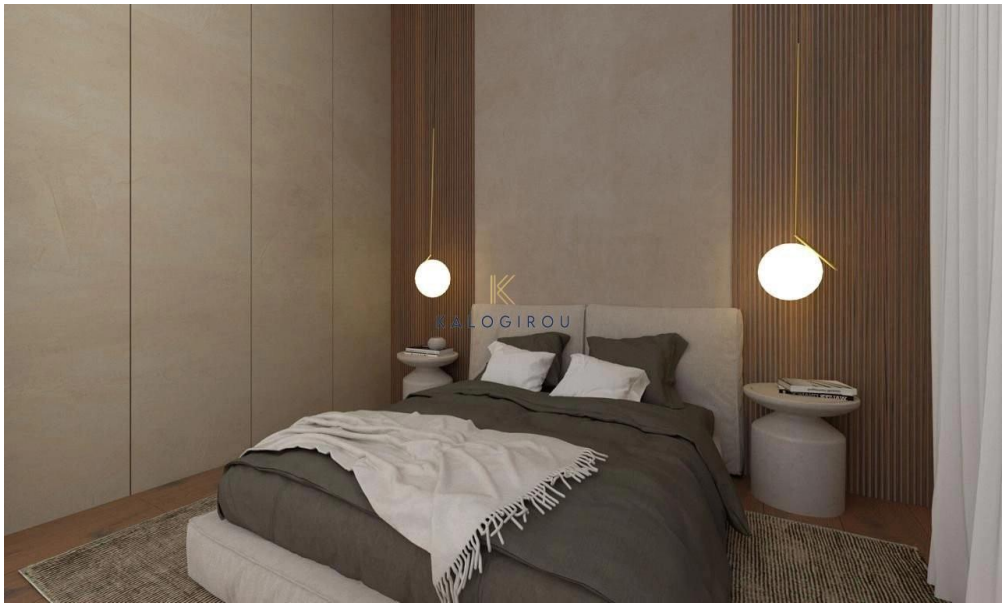
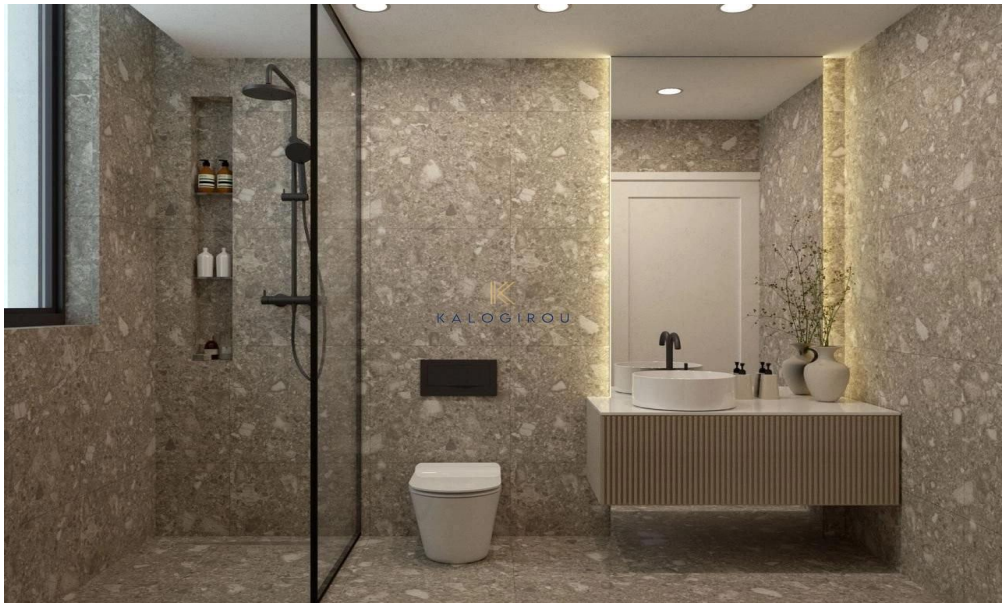
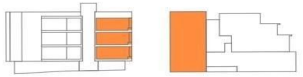
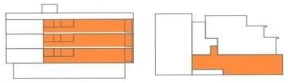






FLAT	LEVEL	BEDROOMS		
101	1	2-Bed	Internal area	75.30sqm
201	2		Living/Dining/ Kitchen	4.90m x 5.70m
301	3		Bedroom 1	3.00m x 3.00m
			Bedroom 2	3.20m x 3.00m
			Covered Veranda	16.43sqm



FLAT	LEVEL	BEDROOMS		
103	1	1-Bed	Internal area	55.49sqm
203	2		Living / Kitchen	4.25m x 5.40m
303	3		Bedroom	3.05m x 3.10m
			Covered Veranda	20.21sqm