


## 1 Bedroom Apartment for Sale in Larnaca District

Modern, new one-bedroom apartment for sale in Larnaca City Center. Close to all amenities which include Greek and English Schools, restaurants, pharmacies etc. Foinikoudes beach, Larnaca Marina and the promenade are 3 minutes walking distance. Larnaca International Airport is 5.5 km. 

Apartment for sale in the heart of Larnaca City Center. The apartment is on the first floor, has internal covered area of 45 sq.m approximately and 5 sq.m. covered balcony. It consists of an open plan kitchen with dining area, living room, one bedroom and one main bathroom with shower and toilet.

It's an excellent investment opportunity with great rental potential suitable both for living and...

### Property Info

Covered Area **45**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

### Additional info

Reference Number **51898**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **1**  
View **City view**

### Amenities

- Balcony

### Location

Region: **Larnaca**  
Coordinates: **34.917561534077 / 33.635383029805**

## Price: €230 000 + VAT

VAT for this property is **€11,500** or **€43,700**. 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>€5 111.00/m<sup>2</sup></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: <b>+35724003723</b>			

## Price change history

€230 000 on Jun 5, 2025





