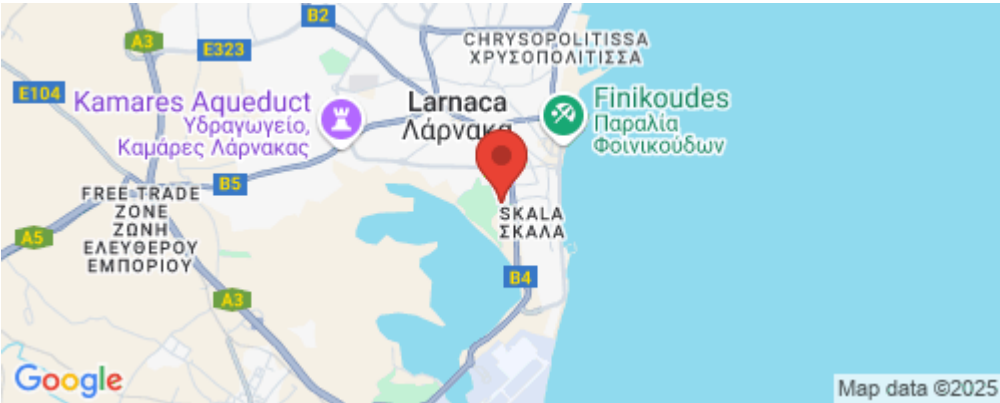


3 Bedroom Apartment for Sale in Larnaca District

Located in the prestigious and tranquil neighborhood of Faneromeni, this beautifully designed 3-bedroom penthouse offers the perfect blend of elegance, privacy, and convenience. With a spacious layout and a large uncovered roof terrace, this residence provides a refined living experience in one of Larnaca’s most elite areas.



Ideally positioned just steps from green spaces and major city landmarks, this home is perfect for those seeking comfort, upscale surroundings, and easy access to the beach and city center.

- 3 Bedrooms
- Uncovered Roof Terrace
- Located in the Upscale Faneromeni Area
- 50 meters from Patticheio Park – Larnac...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------------|----------|------------------|--------------|------------------|--------------------|
| Covered Area | 124 | Parking | Covered, Yes | Reference Number | 6719 |
| Covered Veranda | 19 | | | Property type | Apartment |
| Floor Number | 1 | | | Condition | Under Construction |
| Total Number of Floors | 1 | | | Bathrooms | 3 |
| Energy Efficiency | A | | | | |
| Amenities | Location | | | | |



- Roof Garden

Region: **Larnaca**

Coordinates: **34.905879891459 / 33.627820009233**

www.index.cy - All Cyprus Real Estate

Price: €525 000 + VAT

VAT for this property is **€26,250** or **€99,750**. 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 | €4 234.00/m² | | |

Representative: RealDeal Estates

| | | | |
|--|--------------|------------|--|
| Registration number | 1311 | Email | info@realdeal.cy |
| License number | 347/E | Legal name | Esperia Estates (Limassol-Paphos) Limited |
| Phone: +35725255505, +35794001333 | | | |

Price change history

€525 000 on Jun 11, 2025





ROOF FLOOR

101 ▶
43 SQM Uncovered Roof Terrace



◀ **102**

1ST FLOOR

101 ▶
3 Bedrooms
3(2+1) Bathrooms
105 SQM Internal Area
19 SQM Covered Veranda



◀ **102**