

2 Bedroom Apartment for Sale in Larnaca - Chrysopolitissa

Situated in the vibrant center of Larnaca, this beautifully designed 2-bedroom apartment is part of a modern five-floor residential building offering contemporary city living at its best. With an unbeatable location just 4 minutes from the popular Ermou Street and only 5 minutes from the iconic Finikoudes Beach, this property is ideal for both comfortable everyday living and investment potential.



- Located in the Heart of Downtown Larnaca
- Modern Architecture & Quality Finishes
- 4 Minutes from Ermou Street — Larnaca’s Main Shopping Area
- 5 Minutes from Finikoudes Beach & Seafront Promenade
- Close to Cafés, Shops...

Property Info

| | |
|------------------------|------------|
| Covered Area | 101 |
| Covered Veranda | 14 |
| Floor Number | 2 |
| Total Number of Floors | 5 |
| Energy Efficiency | A |

Plot / Area Info

Parking **Covered, Yes**

Additional info

| | |
|------------------|---------------------------|
| Reference Number | 6726 |
| Property type | Apartment |
| Condition | Under Construction |
| Bathrooms | 2 |

Amenities

- Parking

Location

Location: Larnaca - Chrysopolitissa
Coordinates: **34.922120583676 / 33.631038677212**

Region: **Larnaca**

Price: €300 000 + VAT

VAT for this property is **€15,000** or **€57,000**. 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 | €2 970.00/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

€300 000 on Jun 11, 2025



2ND FLOOR

201 ▶
2 Bedrooms
2 Bathrooms
88 SQM Internal Area
13 SQM Covered Veranda



◀ **202**
2 Bedrooms
2 Bathrooms
88 SQM Internal Area
14 SQM Covered Veranda