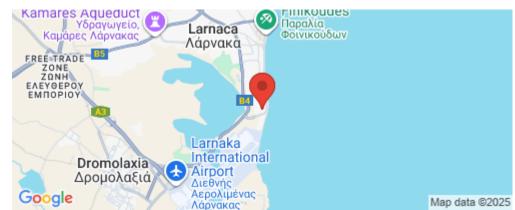


## 2 Bedroom Apartment for Sale in Larnaca District

Live just steps away from the sea in this modern 2-bedroom apartment located only 100 meters from the iconic Mackenzie Beach. Nestled in one of Larnaca's most vibrant and touristic areas, the project offers the perfect setting for a laidback coastal lifestyle — ideal for permanent residence, holiday retreat, or investment.



Designed for comfort and convenience, each apartment is equipped with practical features and thoughtful details:

- Located in a Prime Tourist Area of Larnaca
- Just 100m from Mackenzie Beach
- Walking distance to popular restaurants & cafés
- 1 private covered parking space per apartment
- 2 rem...

Property Info		Plot / Area Info		Additional info	
Covered Area	101			Reference Number	6737
Covered Veranda	22	Darking	Covered Ves	Property type	Apartment
Floor Number	1	Parking <b>Covered, Yes</b>		Condition	<b>Under Construction</b>
Total Number of Floors	5			Bathrooms	2

Amenities	Location
Parking	Region: Larnaca
Faiking	Coordinates: <b>34.893076865045</b> / <b>33.636918079373</b>



Price: €400 000 + VAT

VAT for this property is **€20,000** or **€76,000**. 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 <b>Excluded</b>	Eveluded	Title transfer fee	None Common ownerses		None
	Price per SQM	QM <b>€3 960.00/m</b> ²	Common expenses		

## **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**

€400 000 on Jun 11, 2025



