


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

Covered Area	101
Covered Veranda	22
Floor Number	1
Total Number of Floors	5

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number	6737
Property type	Apartment
Condition	Under Construction
Bathrooms	2

Amenities

- Parking

Location

Region: **Larnaca**
 Coordinates: **34.893076865045 / 33.636918079373**

Price: €425 000 + VAT

VAT for this property is **€21,250** or **€80,750**. 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	€4 208.00/m²		

Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
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Price change history

- €400 000 on Jun 11, 2025
- €420 000 on Apr 4, 2026
- €425 000 on Apr 23, 2026



1ST FLOOR

102
2 Bedrooms
2 Bathrooms
79.3 SQM Internal Area
22.1 SQM Covered Veranda



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