

## 2 Bedroom Apartment for Sale in Larnaca District

Reference ID: #SA33849  
Price details: €230,000 +VAT  
Project consist of two blocks, located in the very exclusive and prestigious Larnaca Marina Area and very close to larnaca town center. The lovely residential neighborhood is quiet and family orientated surrounded by large luxury houses and residential properties. The project is very near to supermarkets, private schools such as the American Academy and with immediate access to highways to Nicosia, Limassol, Paphos and Ammoxostos.  
BLOCK A4 Floors, 11 Apartments  
1 & 3 bedrooms and 1 & 3 bath apartment  
1 parking and storage room per apartment  
BLOCK B4 Floors, 12 Apartments  
1, 2 & 3 bedrooms and 1, 2 & 3 bath apartments  
1 parking...



### Property Info    Plot / Area Info

Covered Area **94**

Floor Number **2**

### Additional info

Reference Number **SA33849**  
Property type **Apartment**  
Condition **Under Construction**  
Construction Year **2025**  
Bathrooms **2**

### Amenities

### Location

Region: **Larnaca**

Coordinates: **34.944063372812 / 33.634160733948**

## 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 Price per SQM	<b>None</b> <b>€2 447.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

€230 000 on Jun 17, 2025

