

## 2 Bedroom Apartment for Sale in Faneromeni, Larnaca District

Reference ID: #SA31919  
Price details: €425,000 +VAT  
Two bedroom penthouse apartment for sale on the first floor of the building, located in Faneromeni area, known as one of the most elite areas in Larnaca district. 50 meters from Patticheio Park 250 meters from Larnaca Salt Lake 5 minutes from Larnaca Downtown 5 minutes from Finikoudes Beach 9 minutes from Larnaca General Hospital 10 minutes from Metropolis Mall  
Covered area: 91 sq.m  
Covered veranda: 17 sq.m.. Uncovered Roof terrace: 45 sq.m.  
Delivery Date: 16 months from construction start date  
Project Status: Understudy  
PLUS V.A.T 

### Property Info      Plot / Area Info

Covered Area **108**

Floor Number **1**

### Additional info

Reference Number **SA31919**  
Property type **Apartment**  
Condition **Under Construction**  
Construction Year **2024**  
Bathrooms **3**

### Amenities      Location

**Location:** Faneromeni

Region: **Larnaca**

Coordinates: **34.905887679477 / 33.627543233965**

## 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	<b>Excluded</b>	Title transfer fee Price per SQM	<b>None</b> <b>€3 935.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	-----------------------------------------------	-----------------	-------------

## 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>
Phone: <b>+35777000111</b>			

## Price change history

€425 000 on Jun 17, 2025



