

2 Bedroom Apartment for Sale in Larnaca District

Positioned on the 5th floor of an elegant new development, this premium 2-bedroom, 2-bathroom apartment features a spacious open terrace, ideal for outdoor entertaining and soaking up the Mediterranean sun. Boasting panoramic, unobstructed views of the sea and just a short walk from the famous Blue Flag Mackenzy Beach, this residence offers a lifestyle of comfort and relaxation by the coast. X

Key Features:

- Two generously sized bedrooms and two modern bathrooms
- Bright open-plan kitchen, dining, and living area with seamless access to the terrace
- Large private open terrace perfect for lounging, dining, or enjoying sunset views
- Pr...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------------|------------|------------------|---------------------|------------------|---------------------------|
| Covered Area | 114 | | | Reference Number | 6982 |
| Covered Veranda | 29 | | | Property type | Apartment |
| Uncovered Veranda | 37 | | | Condition | Under Construction |
| Floor Number | 5 | Parking | Covered, Yes | Bathrooms | 2 |
| Total Number of Floors | 6 | | | View | Sea view |
| Energy Efficiency | A | | | | |

| Amenities | Location |
|-----------|---|
| • Parking | Region: Larnaca Coordinates: 34.893789663304 / 33.634933233261 |

Price: €495 000 + VAT

VAT for this property is **€24,750** or **€94,050**. 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.

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|-----|-----------------|-------------------------------------|---|-----------------|-------------|
| VAT | Excluded | Title transfer fee Price per SQM | None €4 342.00/m² | Common expenses | None |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

Representative: RealDeal Estates

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|--|--------------|------------|--|
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| License number | 347/E | Legal name | Esperia Estates (Limassol-Paphos) Limited |
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Price change history

€525 000 on Jun 20, 2025

€495 000 on Dec 24, 2025



