

## 2 Bedroom Apartment for Sale in Larnaca District

Top Floor, Two Bedroom Flat with Roof Garden for sale in Prodromos area, Larnaca. Located in a quiet and safe neighborhood and is in very close proximity to banks, schools, supermarkets and many other new businesses. Only 5-minutes away from Larnaca Town Center, the harbor and the beach. An 8-minute drive to the New Metropolis Mall of Larnaca. A short drive to Larnaca International Airport. Easy access to Larnaca, Nicosia motorway.



Apartment for sale in Prodromos area, Larnaca. It consists of an open plan kitchen, living, dining area, a main bathroom, two bedrooms, one of them en suite (shower), covered veranda and a beautiful roof garden with panoramic view. Moreover, the property...

### Property Info

Covered Area  
Air Conditioning

**75**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**52208**  
**Apartment**  
**Brand New**  
**2**

### Amenities

- Elevator

### Location

Region: **Larnaca**  
Coordinates: **34.92690757409 / 33.626901692899**

**Price: €270 000 + VAT**

VAT for this property is **€13,500** or **€51,300**. 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 | <b>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 600.00/m<sup>2</sup></b> |                 |             |

**Representative: Kalogirou Real Estate**

|                     |              |            |                                     |
|---------------------|--------------|------------|-------------------------------------|
| Registration number | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number      | <b>569/E</b> | Legal name | <b>N/A</b>                          |
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**Price change history**

€270 000 on Jul 2, 2025







1 Floor



**Roof Plan**