

## 2 Bedroom Apartment for Sale in Larnaca District

A new project located in Downtown, Larnaca. Just few minutes from the New Marina & Port.

### Key Features

Ideal for Rental

70 meters from Ermou

300 meters from Finikoudes Beach & Promenade

500 meters from the Church of St. Lazarus

### AVAILABILITY

Apartment 6th floor

Internal area 70,10 sq.m.

Covered veranda 19,40 sq.m.

Uncovered veranda 80 sq.m.

There are more apartments available in this project

Status Project: off plan

### Property Info

### Plot / Area Info

Covered Area **90**

### Amenities

- Storage room

### Location

Region: **Larnaca**

### Additional info

Reference Number	<b>58579</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2027</b>
Bathrooms	<b>2</b>

## Price: €550 000 + VAT

VAT for this property is **€27,500** or **€104,500**. 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>€6 111.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€340 000 on Jul 5, 2025  
 €550 000 on Sep 16, 2025

## FLOOR PLAN



