

### 3 Bedroom Apartment for Sale in Larnaca District

Located on the eighth floor of a striking mid-rise building near Larnaca’s vibrant waterfront, this three-bedroom apartment offers spacious, contemporary living with panoramic views of the new marina and port. Designed for comfort and modern elegance, the residence features open-plan interiors, large windows that flood the space with natural light, and seamless indoor-outdoor flow.



The building’s sculptural architecture reflects the natural movement of the sea, creating a unique living experience that blends into the coastal environment. Residents enjoy proximity to the city’s best dining, shopping, and the popular Foinikoudes promenade, while also benefiting from quick acces...

#### Property Info

Covered Area	<b>131</b>
Covered Veranda	<b>22</b>
Uncovered Veranda	<b>9</b>
Floor Number	<b>8</b>
Total Number of Floors	<b>8</b>
Heating	<b>Underfloor Heating, Yes</b>

#### Plot / Area Info

#### Additional info

Reference Number	<b>7691</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>
View	<b>Sea view</b>

#### Amenities

- Elevator

#### Location

Region: **Larnaca**  
 Coordinates: **34.923167408627 / 33.637669077044**

## Price: €1 141 000 + VAT

VAT for this property is **€57,050** or **€216,790**. 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>€8 710.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€1 200 000 on Jul 15, 2025  
 €1 141 000 on Dec 16, 2025



