

## 3 Bedroom Apartment for Sale in Pyla, Larnaca District

3-Bedroom Apartment - Spacious Coastal Residence for Comfortable Family Living

Perfectly suited for growing families or those who appreciate generous living spaces, this three-bedroom apartment offers a harmonious blend of modern design, practical layout, and coastal charm. The large open-plan living and dining area flows effortlessly into a contemporary kitchen equipped with stylish cabinetry and durable countertops, designed to support both daily living and entertaining guests.

The master bedroom features an en-suite bathroom and built-in wardrobes, providing privacy and comfort. Two additional bedrooms, each with large windows and fitted wardrobes, offer flexibility for ...

| Property Info          | Plot / Area Info |         | Additional info   |                           |
|------------------------|------------------|---------|-------------------|---------------------------|
| Covered Area           | <b>112</b>       |         | Reference Number  | <b>238156</b>             |
| Covered Veranda        | <b>16</b>        |         | Property type     | <b>Apartment</b>          |
| Floor Number           | <b>2</b>         | Parking | Condition         | <b>Under Construction</b> |
| Total Number of Floors | <b>2</b>         |         | Construction Year | <b>2026</b>               |
|                        |                  |         | Bathrooms         | <b>2</b>                  |

### Amenities

- Parking

### Location

**Location:** Pyla Region: **Larnaca**

## Price: €210 000 + VAT

VAT for this property is **€10,500** or **€39,900**. 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<br>Price per SQM | <b>None</b><br><b>€1 875.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€210 000 on Jul 21, 2025

