


### 3 Bedroom Apartment for Sale in Larnaca - Chrysopolitissa

For sale: A spacious, under construction apartment offering 220 m<sup>2</sup> of comfortable living space in Chrysopolitissa. This modern home features three  large bedrooms, ideal for families or professionals seeking extra space. The open-plan design allows plenty of natural light, while expansive windows offer beautiful views of the city skyline.

Step inside to find underfloor heating, ensuring cozy winters, and top-rated energy efficiency (Class A), which helps keep utility costs low. The building also features a fully equipped gym, perfect for maintaining an active lifestyle without leaving home.

Chrysopolitissa is a sought-after neighborhood known for its vibrant atmosphere, comb...

| Property Info    |  | Plot / Area Info |                 | Additional info  |           |
|------------------|--|------------------|-----------------|------------------|-----------|
| Covered Area     | 220  |                  |                 | Reference Number | 27546     |
| Heating          | Underfloor Heating, Yes                        | Parking          | Covered, Yes    | Property type    | Apartment |
| Air Conditioning | All rooms, Yes                                 |                  |                 | Condition        | Brand New |
|                  |  |                  |                 | View             | City view |
| Amenities        |  | Location         |                 |                  |           |
| • Gym            | Location: Larnaca - Chrysopolitissa            |                  | Region: Larnaca |                  |           |
|                  | Coordinates: 34.925250296698 / 33.637012174193 |                  |                 |                  |           |

## Price: €968 000 + VAT

VAT for this property is **€91,520** or **€183,920**. 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>€4 400.00/m²</b> |                 |             |

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€968 000 on Aug 20, 2025







