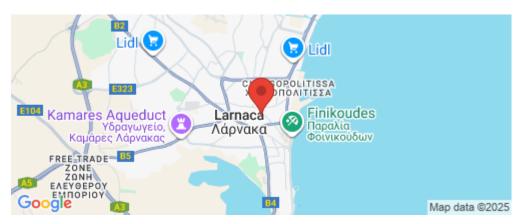


## 2 Bedroom Apartment for Sale in Larnaca

This residential complex consists of five full-floor apartments located in the central area of Larnaca, within walking distance of the American Academy and approximately 1 km from Finikoudes Beach. Each apartment includes two bedrooms with en-suite bathrooms, an open-plan kitchen and living room, and a guest toilet. The internal covered area per apartment is 88 m², with two additional covered verandas totaling 25 m². The top-floor unit features a private rooftop terrace of 60 m², available exclusively to that apartment. Situated in a quiet, family-oriented neighborhood surrounded by large residential properties, the development provides convenient access to local amenities,...



Covered Area 104
Covered Veranda 79
Floor Number 1
Total Number of Floors 1

Amenities Location

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

Coordinates: **34.92041** / **33.62789** 

## **Additional info**

Reference Number **B220-501** 

Property type Apartment
Condition Pre-Owned

Bathrooms 2



Price: €370 000 + VAT

VAT for this property is €18,500 or €70,300. 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 Excluded

Title transfer fee ~€11 400.00

Price per SQM €3 558.00/m²

Common expenses None

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number Registration number 591 Email sales@cyprus-alliance.com

License number License 118/E Legal name Cyprus Developers Alliance (CDA Group)

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Phone: +35725314237, +35797977765

## **Price change history**

€370 000 on Aug 26, 2025









