

### 3 Bedroom Apartment for Sale in Larnaca District

For sale is a modern apartment under construction, located in the desirable Mckenzie area. This spacious home offers 110 m2 of internal space and features three comfortable bedrooms and three bathrooms. Situated on the first floor of a well-designed seven-story building with an elevator, the apartment combines convenience with easy access. 

This property has been designed to a high standard with energy efficiency rated at A, ensuring comfort and lower energy bills. A unique feature of this apartment is its sea front position, providing you with uninterrupted sea views from your home. Large windows allow plenty of natural light, creating a bright and inviting atmosphere.

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#### Property Info

#### Plot / Area Info

#### Additional info

Covered Area  
Heating  
Air Conditioning

**110**  
**Central Heating, Yes**  
**All rooms, Yes**

Pool  
Parking

**Yes**  
**Covered, Yes**

Reference Number  
Property type  
Condition  
Bathrooms  
View

**27818**  
**Apartment**  
**Brand New**  
**3**  
**Sea view**

#### Amenities

- Elevator

#### Location

Region: **Larnaca**  
Coordinates: **34.895157818449 / 33.6354428237**

## Price: €520 000 + VAT

VAT for this property is **€26,000** or **€98,800**. 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>€4 727.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
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## Price change history

€520 000 on Sep 12, 2025



