

## 1 Bedroom Apartment for Sale in Larnaca - Finikoudes

This elegant one-bedroom apartment is part of a brand-new residential development in the vibrant heart of Larnaca. Designed with contemporary style and functionality in mind, it offers bright interiors, an open-plan living area, and a private balcony — the perfect combination of comfort and convenience.

Located just steps away from shops, cafés, and restaurants, and only a short walk to Finikoudes Beach and the famous Church of St. Lazarus, this home is ideal for both permanent living and as a smart investment.

### Key Advantages:

- Prime central location in Larnaca
- Walking distance to Ermou Street (70m)
- 300m from Finikoudes Beach ...

Property Info	Plot / Area Info	Additional info
Covered Area	<b>61</b>	Reference Number <b>8877</b>
Covered Veranda	<b>14</b>	Property type <b>Apartment</b>
Floor Number	<b>1</b>	Bathrooms <b>1</b>
Total Number of Floors	<b>6</b>	
Amenities	Location	
• Elevator	<b>Location:</b> Larnaca - Finikoudes Coordinates: <b>34.916252838653 / 33.634750838342</b>	Region: <b>Larnaca</b>

## Price: €260 000 + VAT

VAT for this property is **€13,000** or **€49,400**. 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.

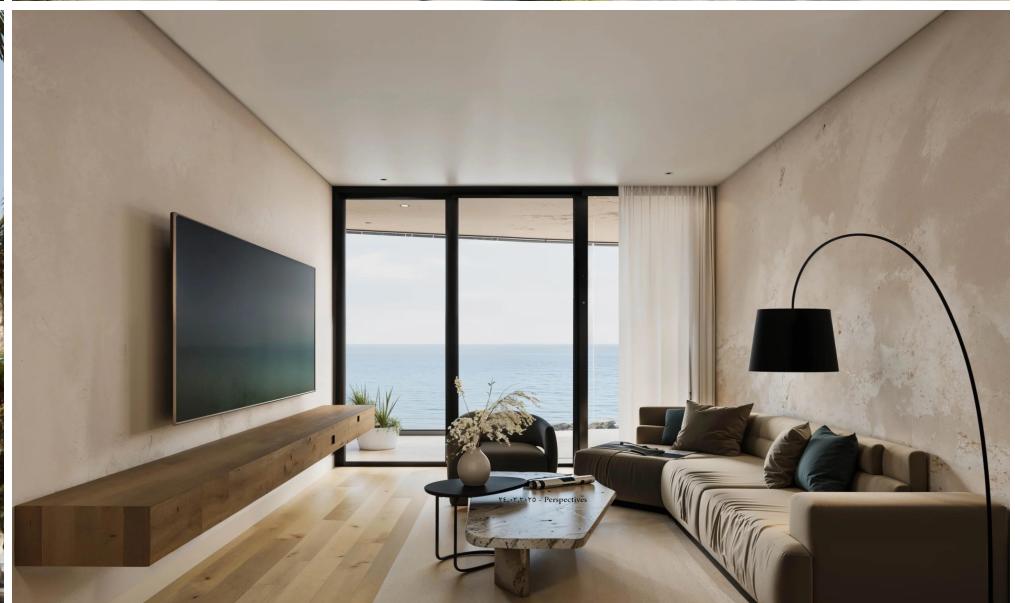
VAT	<b>Excluded</b>	Title transfer fee	<b>~€7 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 262.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
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## Price change history

€260 000 on Sep 13, 2025



## 1<sup>ST</sup> FLOOR

