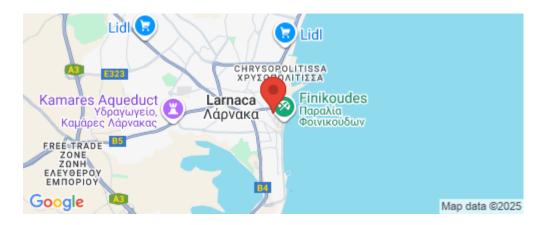


44m² Apartment for Sale in Larnaca - Finikoudes

This stylish studio apartment is part of an upcoming residential project in Larnaca's vibrant town center. Designed to maximize space and natural light, it offers a smart open-plan layout, ideal for modern city living.



Perfectly located just steps from shops, restaurants, and cafés, and only a short walk to Finikoudes Beach and the Church of St. Lazarus, it is an excellent choice for a holiday home or a high-return investment property.

☐ Key Advantages:

- Prime central location in Larnaca
- Only 70m from Ermou Street
- 300m from Finikoudes Beach & Promenade
- 500m from the Church of St. Lazarus
- Access to...

| Property Info | Plot / Area Info | Additional info |
|----------------------|------------------|---|
| Covered Area | 44 | Reference Number 8906 Property type Apartment |
| Covered Veranda | 12 | |
| Floor Number | 6 | |
| Total Number of Floo | rs 6 | Bathrooms 1 |

Amenities Location



Location: Larnaca - Finikoudes

Coordinates: 34.916252838653 / 33.634750838342

Region: Larnaca



Price: €222 000 + VAT

VAT for this property is €11,100 or €42,180. 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 ~€5 480.00

Price per SQM €5 045.00/m²

Common expenses None

Representative: RealDeal Estates

Registration number 1311 Email info@realdeal.cy

License number 347/E Legal name Esperia Estates (Limassol-Paphos) Limited

Phone: **+35725255505**, **+35794001333**

Price change history

€222 000 on Sep 13, 2025













6TH FLOOR

