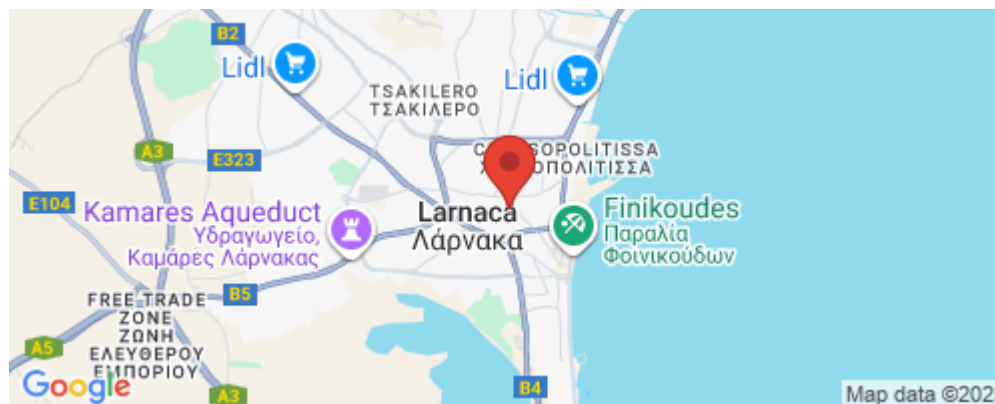


2 Bedroom Apartment for Sale in Larnaca - Chrysopolitissa

This elegant 2-bedroom apartment combines modern design with functionality, offering generous interiors, open-plan living spaces, and private outdoor areas. Perfect for families, professionals, or investors, it provides both comfort and long-term value.



Located in the very heart of Larnaca, the apartment ensures unmatched convenience — just steps away from schools, shops, restaurants, and cultural landmarks. Its central setting and proximity to Finikoudes Beach make it highly attractive for permanent residence as well as rental investment.

Key Advantages:

- 200 meters from the American Academy
- 4 minutes from Ermou Street
- 6 minut...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------------|--|------------------|-----------------|------------------|-----------|
| Covered Area | 91 | Parking | Covered, Yes | Reference Number | 8912 |
| Covered Veranda | 12 | | | Property type | Apartment |
| Floor Number | 3 | | | Bathrooms | 2 |
| Total Number of Floors | 6 | | | | |
| Amenities | Location | | | | |
| • Parking | Location: Larnaca - Chrysopolitissa | | Region: Larnaca | | |
| | Coordinates: 34.920449154809 / 33.627380142087 | | | | |

Price: €290 000 + VAT

VAT for this property is **€14,500** or **€55,100**. 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 | ~€8 200.00 | Common expenses | None |
| | | Price per SQM | €3 187.00/m² | | |

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

€290 000 on Sep 13, 2025



3RD FLOOR

