

## 1 Bedroom Apartment for Sale in Larnaca District

This comfortable one-bedroom apartment is available for rent in the popular Makenzie area. Offering 40 square meters of internal space, it is fully furnished and ready for you to move in. The apartment is on the ground floor of a well-maintained building equipped with an elevator for easy access. The space is thoughtfully designed, featuring an inviting living area, a modern kitchen with all the necessary appliances, a cozy bedroom, and a clean bathroom. Built around 1990, renovated inside in 2024. Well maintained building, near the sea. Rented for 750 eur per month.

Makenzie is a lively neighborhood known for its beautiful beaches, popular cafes, and a friendly atmosphere. It offe...

### Property Info

Covered Area **40**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Uncovered, Yes**

### Additional info

Reference Number **239495**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **1**  
 View **Sea view**

### Amenities

- Parking

### Location

Region: **Larnaca**

## Price: €159 000 + VAT

VAT for this property is **€7,950** or **€30,210**. 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>~€3 125.00</b>              | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 975.00/m<sup>2</sup></b> |                 |             |

## Representative: MySpace

|                     |                                   |            |   |
|---------------------|-----------------------------------|------------|---|
| Registration number | <b>229/E</b>                      | Email      | <b>myspace.cyprus@gmail.com</b>                   |
| License number      | <b>1047</b>                       | Legal name | <b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone:              | <b>+35795129336, +35799409010</b> |            |   |

## Price change history

€159 000 on Sep 19, 2025



