

## 2 Bedroom Apartment for Sale in Larnaca District

This stylish 2-bedroom apartment is located in the sought-after Mackenzie area of Larnaca, just 200 meters from the beach and within close proximity to the city center and the airport. Recently renovated, it combines modern design with comfort, offering a superb coastal lifestyle in one of the city's most desirable neighborhoods.

The apartment features bright interiors with a contemporary open-plan living space, a modern kitchen with high-quality appliances, and two spacious bedrooms. Large verandas extend the living areas outdoors, one overlooking the Mediterranean Sea and the other facing the private swimming pool.

Set within a well-maintained building with elevator acce...

### Property Info

Covered Area	<b>90</b>
Floor Number	<b>4</b>
Energy Efficiency	<b>B</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>239621</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>1</b>

### Amenities

- Parking

### Location

Region: **Larnaca**

## Price: €300 000 + VAT

VAT for this property is **€15,000** or **€57,000**. 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>~€8 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 333.00/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

€315 000 on Sep 26, 2025  
 €310 000 on Oct 27, 2025  
 €315 000 on Jan 23, 2026  
 €299 250 on May 1, 2026  
 €300 000 on May 15, 2026





