

## 3 Bedroom Apartment for Sale in Larnaca - Chrysopolitissa

Experience the ultimate in modern living at this exceptional development in the heart of Larnaca. Ideally located just five minutes from the vibrant city center and the famous Finikoudes Promenade, these beautifully renovated apartments offer the perfect blend of comfort, style, and convenience. With a variety of restaurants, shops, and blue flag beaches just moments away, residents can enjoy the best of urban and coastal living. This elegant three-story building has been meticulously renovated to the highest standards, featuring brand-new plumbing, upgraded electrical systems, and high-quality finishes throughout. The development offers a selection of 1-, 2-, and 3-bedroom apartmen...

### Property Info

|                        |                       |
|------------------------|-----------------------|
| Covered Area           | <b>114</b>            |
| Covered Veranda        | <b>9</b>              |
| Floor Number           | <b>2</b>              |
| Total Number of Floors | <b>3</b>              |
| Furnishing             | <b>Unfurnished</b>    |
| Air Conditioning       | <b>All rooms, Yes</b> |

### Plot / Area Info

|         |                       |
|---------|-----------------------|
| Parking | <b>Uncovered, Yes</b> |
|---------|-----------------------|

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>10708</b>     |
| Property type    | <b>Apartment</b> |
| Condition        | <b>Pre-Owned</b> |
| Bathrooms        | <b>2</b>         |

### Amenities

- Parking

### Location

**Location:** Larnaca - Chrysopolitissa      Region: **Larnaca**  
**Coordinates:** **34.920674 / 33.628089**

## Price: €291 000 + VAT

VAT for this property is **€14,550** or **€55,290**. 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>~€8 240.00</b>   | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 553.00/m²</b> |                 |             |

## Representative: Cyprus Sotheby's International Realty

|  |              |            |                                       |
|--|--------------|------------|---------------------------------------|
| Registration number                      | <b>1013</b>  | Email      | <b>info@cyprus-sothebysrealty.com</b> |
| License number                           | <b>517/E</b> | Legal name | <b>ConceptRealty Ltd</b>              |
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## Price change history

€291 000 on Oct 8, 2025



