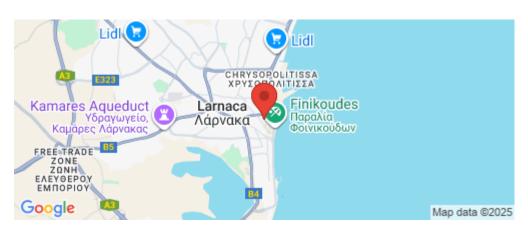


45m² Apartment for Sale in Larnaca - Chrysopolitissa

Discover a rare investment opportunity with this exclusive new development, ideally located in the very center of Larnaca. Set in a peaceful residential neighborhood, the project combines urban comfort with excellent connectivity: schools, supermarkets, shops, and daily services are all close by, while the famous Finikoudes Promenade and its sandy beaches are just a five-minute walk away.

Rising six stories, the development features a modern collection of studios, one-, and two-bedroom apartments – an attractive mix that meets the growing demand for both long-term and short-term rentals. Designed with investors in mind, each residence boasts smart layouts, premium finishes, an...



Property Info

Plot / Area Info

Covered Area 45
Covered Veranda 13
Floor Number 6

Total Number of Floors 6

Furnishing Unfurnished

Energy Efficiency A

Air Conditioning All rooms, Yes

Amenities Location

Location: Larnaca - Chrysopolitissa Region: **Larnaca**

Coordinates: 34.916252 / 33.634789

Additional info

Reference Number 14630

Property type **Apartment**

Bathrooms 1



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 €4 933.00/m²

Common expenses None

Representative: Cyprus Sotheby's International Realty

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License number 517/E Legal name ConceptRealty Ltd

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Price change history

€222 000 on Oct 9, 2025











