

## 2 Bedroom Apartment for Sale in Larnaca District

Top Floor, Two-Bedroom Flat with Big Roof Garden for Sale in Larnaca City Center. The property is a central area, within walking distance to plethora of amenities, shops, schools, supermarket, entertainment facilities and walking distance to the beach. A short drive to the harbor and a 10-minute drive to Larnaca International Airport.



Apartment situated on the sixth floor, for sale in Larnaca Center. It consists of an open plan kitchen, living, dining area, a main bathroom, two bedrooms, an en suite shower in the master bedroom, covered veranda and roof garden. The roof garden consists of the veranda for sitting area, shower room, utility and storage room. In addition, the apartme...

### Property Info

Covered Area  
Air Conditioning

**71**  
**All rooms, Yes**

### Plot / Area Info

Parking  
**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms  
View

**53384**  
**Apartment**  
**Brand New**  
**3**  
**City view**

### Amenities

- Gym

### Location

Region: **Larnaca**  
Coordinates: **34.91629113188 / 33.634929770257**

## Price: €550 000 + VAT

VAT for this property is **€27,500** or **€104,500**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 746.00/m²</b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
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## Price change history

€550 000 on Oct 16, 2025

