

## 2 Bedroom Apartment for Sale in Larnaca District

For sale: a key-ready apartment offering modern comfort and style in the lively area of Mckenzie. This spacious home features an internal area of 68 m2, thoughtfully designed for both relaxation and convenience. Located on the 4th floor of a well-maintained six-story building with an elevator, the property guarantees easy access and privacy. X

The apartment includes two bedrooms and two bathrooms, making it ideal for small families, couples, or professionals who appreciate extra space. Large windows allow plenty of natural light while efficient layout ensures comfortable living. The property proudly holds an Energy Efficiency A rating, which means lower energy bills and a more sustai...

| Property Info    |                             | Plot / Area Info  |                     | Additional info  |                  |
|------------------|-----------------------------|---|---------------------|------------------|------------------|
| Covered Area     | <b>68</b>                   |   |                     | Reference Number | <b>28564</b>     |
| Heating          | <b>Central Heating, Yes</b> | Parking   | <b>Covered, Yes</b> | Property type    | <b>Apartment</b> |
| Air Conditioning | <b>All rooms, Yes</b>       |   |                     | Condition        | <b>Brand New</b> |
|                  |                             |   |                     | Bathrooms        | <b>2</b>         |
|                  |                             |   |                     | View             | <b>Sea view</b>  |
| Amenities        |                             | Location  |                     |                  |                  |
| • Balcony        |                             | Region: <b>Larnaca</b><br>Coordinates: <b>34.892875 / 33.634325</b> |                     |                  |                  |

## Price: €390 000 + VAT

VAT for this property is **€19,500** or **€74,100**. 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<br>Price per SQM | <b>None</b><br><b>€5 735.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€390 000 on Nov 6, 2025



