


## 1 Bedroom Apartment for Sale in Larnaca District

A stylish 1-bedroom penthouse in the New Marina Area, coming soon in one of Larnaca's most sought-after locations. This penthouse offers a bright and airy living space with modern finishes and a private roof terrace, perfect for relaxation or entertaining. Just a few meters from the New Marina and close to the city center, it combines luxury, convenience, and excellent rental or investment potential. 

### Property Info

Covered Area	<b>55</b>
Covered Veranda	<b>9</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>10840</b>
Property type	<b>Apartment</b>
Bathrooms	<b>1</b>

### Amenities

- Roof Garden

### Location

Region: **Larnaca**

Coordinates: **34.935218128976 / 33.629536642841**

## Price: €235 000 + VAT

VAT for this property is **€11,750** or **€44,650**. 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>~€6 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 273.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€235 000 on Dec 13, 2025



## ROOF FLOOR

