

## 3 Bedroom Apartment for Sale in Larnaca

This unique project will be in a lovely residential area of Larnaca near to Metropolis Mall. A high-end project facing a public garden and surrounded by restaurants, cafes, shops and other services. It is a 4 floor building with quality materials and finishes of spacious apartments with gorgeous view of the surrounding area. The development is a great option for those who want to live in a quiet and peaceful place near all amenities. The Project has EPC certificate with "A" Energy Efficiency Rating. ☒

**Property Info**

Covered Area **169**

Covered Veranda **63**

**Plot / Area Info****Additional info**

Reference Number **A0038-401**

Property type **Apartment**

Condition **Pre-Owned**

**Amenities****Location**

**Location:** Larnaca

Region: **Larnaca**

Coordinates: **34.93209 / 33.61224**

## Price: €325 000 + VAT

VAT for this property is **€21,365** or **€61,750**. 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 Price per SQM	<b>~€9 600.00</b> <b>€1 923.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	---	-----------------	-------------

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
License number	<b>License 118/E</b>	Legal name	<b>Cyprus Developers Alliance (CDA Group)</b>
Phone: <b>+35725059360, +35797544416</b>			

## Price change history

€325 000 on Feb 7, 2026





