


2 Bedroom Apartment for Sale in Larnaca District

This modern two-bedroom penthouse is ideally located just a few meters from the New Marina and Port in Larnaca, offering easy access to the city centre and all essential amenities. Designed for comfort and practicality, it represents an excellent choice for both permanent living and rental investment. 

Key Features:

- Two-bedroom penthouse with functional layout
- Large covered veranda that can be converted into an additional bedroom
- Rooftop terrace with potential to create an extra bedroom or living space
- Ideal for rental or personal use
- Close proximity to the New Marina and Port
- Convenient access to Larnaca city centre, shops...

Property Info

Covered Area	105
Covered Veranda	17
Uncovered Veranda	46
Floor Number	4
Total Number of Floors	4

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number	12169
Property type	Apartment
Bathrooms	3

Amenities

- Roof Garden

Location

Region: **Larnaca**
 Coordinates: **34.93593936 / 33.63629578**

Price: €370 000 + VAT

VAT for this property is **€18,500** or **€70,300**. 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	~€11 400.00	Common expenses	None
		Price per SQM	€3 524.00/m²		

Representative: RealDeal Estates

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Price change history

€350 000 on Mar 6, 2026

€370 000 on Apr 4, 2026



4TH FLOOR



- ◀ **401**
 3 (2+1) Bedrooms
 3 (2+1) Bathrooms
 78.5 SQM Internal Area
 14 SQM Covered Veranda
 18 SQM Covered Roof Terrace
 32 SQM Roof Terrace

- ◀ **402**
 4 (2+2) Bedrooms
 3 (2+1) Bathrooms
 88 (78+10) SQM Internal Area
 17 SQM Covered Veranda
 18 SQM Covered Roof Terrace
 46 SQM Roof Terrace

Areas & Plans are not final and are subject to modifications