

## 2 Bedroom Apartment for Sale in Larnaca

Two Bedroom Penthouse Apartment For Sale in Larnaca Town Centre – Title Deeds (New Build Process) Only 1 Two bedroom penthouse apartment with the option of an extra room available !! – 401 Situated in the vibrant town of Larnaca with it’s many restaurants and bars and a short distance away from Larnaca’s Main Harbour/Port and the proposed New Marina Area. This is a modern style building with artistic design features throughout consisting of 1 & 2 bedroom apartments with the option of adding extra rooms on some apartments. With this building you can expect high quality materials and finishes. - Master bedroom with ensuite facili...

### Property Info

### Plot / Area Info

Covered Area **78**

### Additional info

Reference Number	<b>plu087n2+1p/401</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

### Location

**Location:** Larnaca

Region: **Larnaca**

Coordinates: **34.919437 / 33.632927**

## Price: €360 000 + VAT

VAT for this property is **€18,000** or **€68,400**. 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>€4 615.00/m<sup>2</sup></b>		

## Representative: Emerald Property Consultants

Registration number	<b>845</b>	Email	<b>info@cyprusemerald.com</b>
License number	<b>329/E</b>	Legal name	<b>N/A</b>
Phone: +35723080080			

## Price change history

€360 000 on Mar 11, 2026





## 4<sup>TH</sup> FLOOR



## ROOF 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

**401**  
 18 SQM Covered Roof Terrace  
 32 SQM Roof Terrace

**402**  
 18 SQM Covered Roof Terrace  
 46 SQM Roof Terrace

