


### 3 Bedroom Apartment for Sale in Larnaca District

This modern three-bedroom apartment is located in a contemporary residential complex just 400 meters from the coastline in Larnaca, offering a perfect balance of space, comfort, and coastal lifestyle. Designed with modern architecture and high-quality specifications, the apartment features bright interiors and a functional layout ideal for family living or long-term investment. 

#### Key Features

- Three spacious bedrooms
- Open-plan living and dining area
- Modern kitchen with high-quality specifications
- Contemporary design with elegant finishes

#### Location Benefits

- Only 400 meters from the sea
- Close to Larnaca International Ai...

#### Property Info

Covered Area	<b>142</b>
Covered Veranda	<b>30</b>
Floor Number	<b>17</b>
Total Number of Floors	<b>20</b>

#### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>12319</b>
Property type	<b>Apartment</b>
Bathrooms	<b>3</b>
View	<b>Sea view</b>

#### Amenities

- Parking

#### Location

Region: **Larnaca**  
 Coordinates: **34.93874505 / 33.63712193**

## Price: €850 000 + VAT

VAT for this property is **€42,500** or **€161,500**. 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>~€30 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 986.00/m<sup>2</sup></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

€850 000 on Mar 14, 2026





