


## 1 Bedroom Apartment for Sale in Larnaca

One Bedroom Apartment For Sale in Larnaca Town Centre – Title Deeds (New Build Process)  A modern three-storey residential project consisting of 9 apartments: 6 x two-bedroom apartments and 3 x one-bedroom apartments. The apartments are characterized by ergonomic design and the high quality of the materials used. Located near Larnaca General Hospital, just 13 minutes from Larnaca Airport and the city center, 35 minutes from Nicosia, 40 minutes from Ayia Napa and Paralimni, and 45 minutes from Limassol. It is also only 2 minutes from the Metropolis Mall. This is a quiet and residential area, offering easy access to essential amenities such as supermarkets, bakeries, and sc...

### Property Info

### Plot / Area Info

Covered Area **50**

### Additional info

Reference Number **one003n1**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **1**

### Amenities

### Location

**Location:** Larnaca

Region: **Larnaca**

Coordinates: **34.919437 / 33.632927**

## Price: €170 000 + VAT

VAT for this property is **€8,500** or **€32,300**. 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 400.00/m<sup>2</sup></b>		

## Representative: Emerald Property Consultants

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## Price change history

€170 000 on Apr 29, 2026





