

### 3 Bedroom Apartment for Sale in Larnaca - Finikoudes

Brand-new 3-bedroom penthouse, unit 401 on the 4th floor of a contemporary residential building in central Larnaca. The penthouse offers 112.4 m<sup>2</sup> of covered internal living area plus a 24.7 m<sup>2</sup> covered veranda, a 36.1 m<sup>2</sup> uncovered veranda and a 55.6 m<sup>2</sup> private roof garden, for a total of 233.8 m<sup>2</sup>.

Layout: spacious open-plan living, dining and kitchen area, a master bedroom with en-suite bathroom, two additional bedrooms, and a family bathroom. Floor-to-ceiling sliding doors open onto the covered veranda. The upper-floor private roof garden adds generous outdoor lounge and dining space with sweeping views.

Finishes: contemporary layouts, quality construction and finishing...

#### Property Info

Covered Area	<b>112</b>
Covered Veranda	<b>24</b>
Uncovered Veranda	<b>36</b>
Floor Number	<b>4</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number	<b>244747</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

**Location:** Larnaca - Finikoudes Region: **Larnaca**

## Price: €330 000 + VAT

VAT for this property is **€16,500** or **€62,700**. 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>€2 946.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€330 000 on May 16, 2026





