

# 3 Bedroom Penthouse For Sale

**€565,000 Negotiable**

American Academy, Larnaca City Centre, Larnaca  
New Build

## Key Facts

- 3 Beds
- 2 Baths
- 106 m<sup>2</sup> Covered Area
- 27 m<sup>2</sup> Covered Verandas
- Uncovered verandas: 98m<sup>2</sup>
- New Build
- Title Deed: Available

**ID: 30098**



## Indoor Features

- Covered Parking
- Elevator
- Fitted Kitchen
- Guest Toilet
- Master Bed
- Open-plan
- Provision for Air Conditioning
- Unfurnished
- Utility Room
- Water Heater
- EPC Energy Class: Pending

## Outdoor Features

- Barbecue area
- Photovoltaic System
- Private pool
- Roof Garden
- Solar System

## Description

Brand New Luxury 3 Bedroom Penthouse For Sale in American Academy area, Larnaca City Centre!

Prime location, in the heart of the city center

A plethora of amenities are within walking distance

In addition, it boasts excellent access to the seafront!

6th Floor

Roof Garden with Private Pool!

3 Bedrooms

2 Bathrooms

106m<sup>2</sup> of Net Indoor area

27m<sup>2</sup> of Covered Verandas

98m<sup>2</sup> of Roof Garden area

2 Covered parking spaces

Storeroom

Photovoltaic System of 5kW

Provisions for A/C

Fitted Kitchen

Fitted Wardrobes

Spacious open plan

Modern Design

High-quality materials and finishes

BBQ Area

Elevator

## Secure Building

Delivery Time: November 2025

This modern penthouse is a compelling investment opportunity!

It has excellent potential to generate a high ROI!

It is excellent for permanent living for a young family

Contact us for full information and for a private viewing!







