

<b>Property Code:</b>	A10046	<b>Type:</b>	Sale - Apartment
<b>Location:</b>	Larnaca - Makenzie	<b>Internal Area:</b>	77 m <sup>2</sup>
<b>Bedrooms:</b>	2	<b>Bathrooms:</b>	2
<b>Year of construction:</b>	2026	<b>Status:</b>	Under Construction
<b>VAT:</b>	+ VAT		

**Property features:**

Covered Parking      Elevator      Storage

**Description:**

## Exclusive Complex: 2-Bed Apartment with Parking, Elevator & Storage, 270m to Beach

Discover your perfect coastal lifestyle in this beautifully presented 5th-floor apartment, nestled in the highly sought-after area of Makenzy, Larnaca. This property offers an exceptional blend of modern comfort, convenience, and the serene beauty of living just moments from the Mediterranean Sea.

**Property Highlights:**

**Prime Location:** Just **270 meters** from the famous sandy beaches of Makenzy, enjoy morning swims and stunning sunset walks right on your doorstep.

**Excellent Connectivity:** A short **6km drive** to Larnaca International Airport ensures effortless travel for you and your guests.

**Spacious & Bright:** A well-proportioned **77m<sup>2</sup> of covered living space** is complemented by a generous **17m<sup>2</sup> covered veranda**, perfect for alfresco dining and relaxing in the sea breeze.

**Exclusive Complex:** With only **18 units** in the block, enjoy a private, quiet, and community-oriented environment without the crowds of larger developments.

**Full Modern Conveniences:** The apartment benefits from a **covered parking space**, a modern **elevator** for easy access, and a **private storage room** for all your seasonal belongings.

**Inside the Apartment:**

Step into a bright and airy open-plan living and dining area that flows seamlessly onto the large covered veranda, extending your living space and creating an ideal setting for entertainment. The modern kitchen is functional and ready for your culinary creations.

The apartment boasts two comfortable double bedrooms, with the master bedroom offering direct

access to the veranda. The modern bathroom is finished to a high standard.

**Location & Lifestyle:**

Living in Makenzy places you in the heart of one of Larnaca's most desirable coastal strips. You are within walking distance of a fantastic selection of cafes, tavernas, beach bars, and supermarkets. The vibrant Finikoudes Promenade is just a short drive or pleasant stroll away.

This is a rare opportunity to secure a low-maintenance home in a small, exclusive block, ideal as a permanent residence, a holiday home, or a lucrative rental investment due to its proximity to the beach and airport.

**Contact us today to arrange a private viewing and experience the potential of this wonderful beachside apartment for yourself!**

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**Key Features/Bullet Point Summary:**

**Location:** Makenzy, Larnaca

**Status:** For Sale

**Floor:** 5th Floor (with elevator)

**Type:** Apartment

**Bedrooms:** 2

**Covered Area:** 77 m<sup>2</sup>

**Covered Veranda:** 17 m<sup>2</sup>

**Parking:** 1 Covered Parking Space

**Other:** Storage Room, Elevator

**Distance to Beach:** 270 meters

**Distance to Airport:** 6 km

**Total Units in Block:** 18



