

## 3 Bedroom Apartment for Sale in Larnaca - Agios Nikolaos, Limassol District

This apartment combines contemporary architecture with high-quality finishes and spacious layouts that let in plenty of natural light. Located conveniently close to shopping, dining, entertainment, and public transport, this Residences provides easy access to all the amenities you need.

A turnkey investment opportunity in prime Limassol, with competitive offplan pricing that promises a high yield and return on investment.

Makariou Avenue – 750m

Saripolou Square - 2.5km

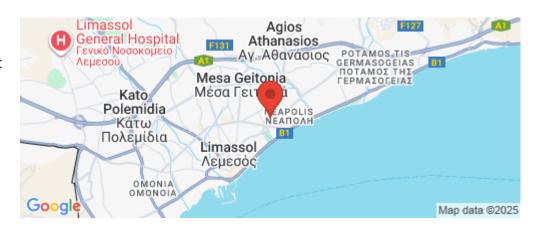
Molos Promenade - 2.5km

Limassol Marina - 3km

Key Features:

Near all modern amenities and close to the sea.

11 modern apartments including one t...



Property Info		Plot / Area Info	Plot / Area Info		Additional info	
Covered Area	121			Reference Number	232666	
Covered Veranda	25			Property type	Apartment	
Floor Number	3	Parking	Covered, Yes	Condition	<b>Under Construction</b>	
Total Number of Floo	ors <b>3</b>			Construction Year	2026	
Energy Efficiency	Α			Bathrooms	2	

Amenities Location

Location: Larnaca - Agios Nikolaos Region: Limassol

Coordinates: **34.688910199105** / **33.055391057335** 

Parking



Price: €569 000 + VAT

VAT for this property is €28,450 or €108,110. 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	Excluded	Title transfer fee N	Title transfer fee <b>None</b>		None
		Price per SQM €	£4 702.00/m <sup>2</sup>	Common expenses	None

## **Representative: MySpace**

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## **Price change history**

€583 000 on Sep 5, 2024 €525 000 on Nov 14, 2024

€549 000 on Jan 15, 2025

€578 000 on Mar 8, 2025

€569 000 on Aug 12, 2025















