

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

This elegant 1-bedroom apartment is part of a stunning new residential complex in the heart of Limassol City Center. Designed with a contemporary architectural vision and high-end materials, it offers both comfort and sophistication in one of the city's most sought-after locations.

The apartment features a spacious open-plan living and dining area, panoramic windows that fill the space with natural light, and a designer interior with premium finishes. A fully equipped kitchen, modern bathroom, and private balcony complete the layout. Underfloor heating provisions and solar energy panels ensure maximum efficiency and comfort throughout the year.

### Key Features:

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Property Info		Plot / Area Info		Additional info	
Covered Area	<b>62</b>			Reference Number	<b>234743</b>
Covered Veranda	<b>12</b>			Property type	<b>Apartment</b>
Floor Number	<b>3</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
Total Number of Floors	<b>3</b>			Bathrooms	<b>1</b>
Energy Efficiency	<b>A</b>				
Amenities		Location			
• Parking		<b>Location:</b> Larnaca - Agios Nikolaos Region: <b>Limassol</b>			

## 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>€5 323.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€322 000 on Feb 9, 2025

€330 000 on Nov 5, 2025

