

## 1 Bedroom Apartment for Sale in Kiti, Larnaca District

This 1-bedroom apartment in Kiti Village is designed with high-quality finishes to provide a comfortable and convenient lifestyle. The apartment offers access to a common swimming pool and beautifully landscaped communal areas. Located just 1 minute from Kiti and Pervolia Villages, it is close to local shops, cafes, and restaurants, with the beach only 1200 meters away. With excellent connections to Limassol, Nicosia, and Ayia Napa, this property combines the tranquility of village living with the convenience of nearby major cities, making it ideal for a permanent residence, holiday home, or investment.

### Property Info

Covered Area	<b>68</b>
Covered Veranda	<b>15</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Yes**

### Additional info

Reference Number	<b>235101</b>
Property type	<b>Apartment</b>
Bathrooms	<b>1</b>

### Amenities

- Elevator

### Location

**Location:** Kiti Region: **Larnaca**

**Price: €152 000 + VAT**

VAT for this property is **€7,600** or **€28,880**. 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>~€2 950.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 235.00/m<sup>2</sup></b>		

**Representative: MySpace**

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**Price change history**

€152 000 on Feb 18, 2025



