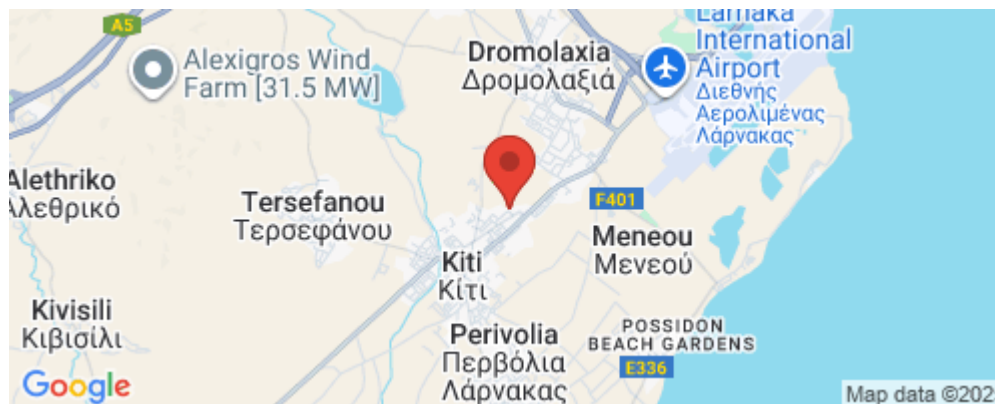


## 2 Bedroom Apartment for Sale in Kiti, Larnaca District

Built with modern elegance in mind, it consists of two stylish buildings with 16 high-spec apartments, including 8 one-bedroom units, 4 two-bedroom units, and 4 two-bedroom penthouses with private rooftops.



Nestled in a lush, green neighborhood and directly facing a serene public park, this development offers the perfect balance of comfort, nature, and affordability.

Whether you're a first-time buyer, a growing family, or an investor, this project presents an exceptional opportunity for those seeking quality and value in a prime location.

This property boasts an exceptional location, ensuring effortless living with schools, pharmacies, supermarkets, restaurants, and...

### Property Info

Covered Area	<b>98</b>
Covered Veranda	<b>23</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>2</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>3734</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Kiti  
Coordinates: **34.855914794585 / 33.580613159821**

Region: **Larnaca**

## Price: €195 000 + VAT

VAT for this property is **€9,750** or **€37,050**. 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>~€4 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 990.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€195 000 on Apr 10, 2025

