

2 Bedroom Apartment for Sale in Xylofagou, Larnaca District

Charming 2-Bedroom First Floor Apartment in Xylofagou, Larnaca – A Place to Call Home

Experience comfort and countryside charm with this beautiful 2-bedroom first floor apartment in Xylofagou, Larnaca, exclusively listed by G&P Lazarou Estate Agents.

Covering 96 m², this inviting home features one bathroom, an en-suite shower, covered verandas, uncovered parking and pool view. A shared swimming pool adds a touch of resort-style relaxation.

Nestled in the peaceful village of Xylofagou, this apartment offers a tranquil lifestyle while staying close to Larnaca's city center, beautiful beaches, and all daily conveniences.

Whether you're searching for a ...

Property Info

| | |
|------------------------|-----------------------|
| Covered Area | 96 |
| Covered Veranda | 13 |
| Floor Number | 1 |
| Total Number of Floors | 1 |
| Furnishing | Unfurnished |
| Air Conditioning | All rooms, Yes |

Plot / Area Info

| | |
|---------|-----------------------|
| Pool | Common, Yes |
| Parking | Uncovered, Yes |

Additional info

| | |
|-------------------|------------------|
| Reference Number | 52926 |
| Property type | Apartment |
| Construction Year | 2026 |
| Bathrooms | 2 |

Amenities

- Parking

Location

Location: Xylofagou Region: **Larnaca**

Price: €155 000 + VAT

VAT for this property is **€7,750** or **€29,450**. 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 | ~€3 025.00 | Common expenses | None |
| | | Price per SQM | €1 615.00/m² | | |

Representative: G&P Lazarou Estate Agents

| | | | |
|-----------------------------------|--------------|------------|--|
| Registration number | 701 | Email | info@gp Lazarou.com |
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Price change history

€155 000 on Apr 12, 2025







