

### 3 Bedroom Apartment for Sale in Aradippou, Larnaca District

Located in central Larnaca, this luxury complex, spanning three floors, features eight meticulously designed two- and three-bedroom apartments. 

The development stands as a modern architectural marvel, seamlessly blending visionary design with opulent interiors to redefine contemporary living.

Its distinctive style merges glass, steel, wood, and concrete, creating a unique urban oasis.

Each apartment boasts spacious layouts, creative use of space, and sun-drenched interiors, thanks to generously sized verandas with glass fronts.

**ALL PROPERTIES BENEFIT FROM:**

- Energy-efficient class A certificate
- Shared electricity with net metering photovoltaic...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>124</b>			Reference Number	<b>4073</b>
Covered Veranda	<b>22</b>			Property type	<b>Apartment</b>
Floor Number	<b>1</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
Total Number of Floors	<b>3</b>			Bathrooms	<b>2</b>
Energy Efficiency	<b>A</b>				
Heating	<b>Central Heating, Yes</b>				

**Amenities**

- Parking

**Location**

**Location:** Aradippou

Region: **Larnaca**

Coordinates: **34.942984187976 / 33.586739307565**

## Price: €260 000 + VAT

VAT for this property is **€13,000** or **€49,400**. 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>€2 097.00/m<sup>2</sup></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>
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## Price change history

€255 000 on Apr 22, 2025

€260 000 on Oct 14, 2025













## FLOOR PLANS

## GROUND FLOOR



**Apartment 001**  
 81m<sup>2</sup> covered living area  
 18m<sup>2</sup> veranda area  
 36m<sup>2</sup> garden  
 2 bedrooms  
 2 bathrooms (1 en-suite)  
 1 parking

Storage Units

## FIRST FLOOR



**Apartment 102**  
 103m<sup>2</sup> covered living area  
 20m<sup>2</sup> veranda area  
 3 bedrooms  
 2 bathrooms (1 en-suite)  
 1 parking

**Apartment 101**  
 81m<sup>2</sup> covered living area  
 18m<sup>2</sup> veranda area  
 2 bedrooms  
 2 bathrooms (1 en-suite)  
 1 parking