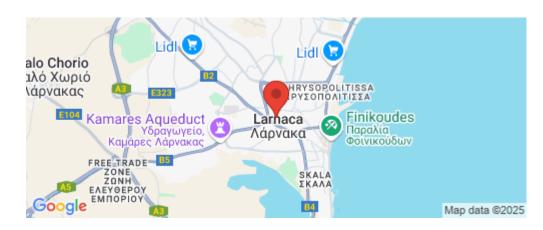


## 1 Bedroom Apartment for Sale in Agios Nikolaos, Larnaca District

Nestled in one of Larnaca's most vibrant neighborhoods, this luxury development presents a collection of sleek and modern one, two, and three-bedroom apartments. Designed for those who appreciate contemporary aesthetics and everyday convenience, this exceptional development seamlessly combines style, comfort, and prime city living.



| Property Info                 |    | Plot / Area Info | Additional info  |                           |
|-------------------------------|----|------------------|------------------|---------------------------|
| Covered Area                  | 66 |                  |                  |                           |
| Covered Veranda               | 14 |                  | Reference Number | 4135                      |
| Floor Number                  | 1  |                  | Property type    | Apartment                 |
| <b>Total Number of Floors</b> | 5  |                  | Condition        | <b>Under Construction</b> |
| Energy Efficiency             | A  |                  | Bathrooms        | 1                         |

| Amenities | Location  |
|-----------|-----------|
| Amemics   | LUCALIUII |

• Elevator Location: Agios Nikolaos Region: Larnaca

**Autonomous Heating, Yes** 

Coordinates: **34.920677878665** / **33.61951589774** 

Heating



**Price: €175 000 + VAT** 

VAT for this property is €8,750 or €33,250. 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 E | Eveluded | Title transfer fee | None                     | Common ovnenses | None |
|-------|----------|--------------------|--------------------------|-----------------|------|
|       | Excluded | Price per SQM      | €2 652.00/m <sup>2</sup> | Common expenses | None |

## **Representative: RealDeal Estates**

| Registration number | 1311  | Email      | info@realdeal.cy                          |
|---------------------|-------|------------|---|
| License number      | 347/E | Legal name | Esperia Estates (Limassol-Paphos) Limited |

Phone: **+35725255505**, **+35794001333** 

## **Price change history**

€175 000 on Apr 24, 2025



























