

2 Bedroom Apartment for Sale in Larnaca - Agios Nikolaos, Limassol District

2-Bedroom Apartment - Agios Nicolaos, Limassol

Located just 1 km from the beach in the sought-after Agios Nicolaos area, this modern 2-bedroom apartment offers a perfect blend of comfort, style, and investment potential. Part of a boutique development of only nine luxury units, it promises an exclusive living experience with contemporary architecture and high-quality finishes.

The apartment features a spacious open-plan layout, bright interiors, and a private covered veranda ideal for relaxing or entertaining. Residents will enjoy rooftop gardens with panoramic city views, secure parking, and close proximity to all major amenities including shopping, dining, and entertainm...

Property Info		Plot / Area In	Plot / Area Info		Additional info	
Covered Area	77	Parking Covered, Y		Reference Number	233483	
Covered Veranda	16					
Floor Number	2		Covered, Yes	Property type	Apartment	
Total Number of Floors	3			Construction Year	2027	
Energy Efficiency	A			Bathrooms	1	

Amenities Location

• Parking Location: Larnaca - Agios Nikolaos Region: Limassol



Price: €289 000 + VAT

VAT for this property is €14,450 or €54,910. 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 ~€8 160.00

Price per SQM €3 753.00/m²

Common expenses None

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Price change history

€299 000 on May 7, 2025 €289 000 on Aug 12, 2025









