

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

Covered Area	88
Covered Veranda	12
Floor Number	3
Total Number of Floors	3
Energy Efficiency	A

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number	233489
Property type	Apartment
Construction Year	2027
Bathrooms	2

Amenities

- Parking

Location

Location: Larnaca - Agios Nikolaos Region: **Limassol**

Price: €425 000 + VAT

VAT for this property is **€21,250** or **€80,750**. 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	~€13 600.00	Common expenses	None
		Price per SQM	€4 830.00/m²		

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPLACE Real Estate/ A.SP.Thinkrealty ltd
Phone: +35795129336, +35799409010			

Price change history

€440 000 on May 7, 2025
 €425 000 on Aug 12, 2025

