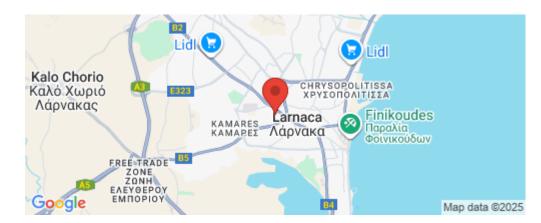


2 Bedroom Apartment for Sale in Larnaca District

Listing is for a Two Bedroom Penthouse Apartment with Roof Terrace.



Welcome to this exquisite Two Bedroom Apartment located on the First Floor of a new project featuring nine luxury apartments in the prestigious Ayios Nikolaos area of Larnaca, just minutes away by car from the New Metropolis Mall.

Each apartment in this cutting-edge development boasts exceptional features designed for modern living:

Energy efficiency Class A Smart control system with provisions for:

Lights & Dimmer Switches Smart TV Music Surround System Electric Blinds Shutter Rolex Blinds Oven & Hob Air Condition Units

Additional amenit...

Property Info Plot / Area Info Additional info



Covered Area
Air Conditioning

86

All rooms, Yes

Parking

Covered, Yes

Reference Number Property type Condition

18451 Apartment Brand New

Bathrooms 2

Amenities

Elevator

Location

Region: Larnaca

Coordinates: 34.920872015438 / 33.612583796894



Price: €335 000 + VAT

VAT for this property is €16,750 or €63,650. 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 None

Price per SQM €3 895.00/m²

Common expenses None

Representative: Purple International Real Estate

Registration number 1052 Email info@purpleinternational.eu License number 512/E Legal name A.A. Purple Real Estate Ltd

Phone: **+35723811058**

Price change history

€330 000 on May 28, 2025 €335 000 on Aug 9, 2025



