

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

Modern 3-bedroom apartment in Saint Nicholas area, Larnaca

### Key Features

Anti-Seismic structural design  
Provisions for air conditioning  
Modern kitchen  
External doors and windows aluminium MUSKITA series  
Energy class A

### AVAILABILITY

Apartment 3rd floor

Internal area 100 sq.m.  
Covered veranda 33 sq.m.  
Roof garden 50 sq.m.

Status: Under construction will delivered in 14 months.

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**133**

Plot area

**183**

Reference Number

**58155**

Property type

**Apartment**

Condition

**Under Construction**

Construction Year

**2026**

Bathrooms

**2**

### Amenities

- Roof Garden

### Location

**Location:** Agios Nikolaos Region: **Larnaca**

## Price: €310 000 + VAT

VAT for this property is **€15,500** or **€58,900**. 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>€2 331.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
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## Price change history

€310 000 on May 30, 2025

