

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

New project of 1 2 and 3 bedroom apartments witch boasts luxurious carpentry advanced VRV climate control and individual photovoltaic systems designed to reduce your energy footprint and costs. Located just 400 meters from the beach The top floor apartments have spacious Roof Gardens All amenities such as Supermarkets Restaurants and Schools are at the doorstep of this Project also very close to the Public Garden Located close to Pascal School and to Agios Nikolaos Round about.

### Property Info

Covered Area	<b>50</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>3</b>

### Plot / Area Info

### Additional info

Reference Number	<b>VL47889</b>
Property type	<b>Apartment</b>
Bathrooms	<b>1</b>

### Amenities

- Balcony

### Location

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

## 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	<b>Excluded</b>	Title transfer fee	<b>~€10 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 700.00/m²</b>		

## Representative: Nicolaou Estates

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Phone:			

## Price change history

€330 000 on May 30, 2025

€335 000 on Jul 1, 2025

