2 Bedroom Apartment for Sale in Kiti, Larnaca District

Experience modern living in this well-designed 2-bedroom apartment, part of a secure and stylish gated community in the Kiti area of Larnaca. The development features a blend of elegant apartments and luxury villas, surrounded by landscaped communal areas, a swimming pool, and a children's playground — ideal for comfortable family living or as a holiday residence.

Key Features:
– Located in a two-storey building
– Part of a secure gated community
– Common swimming pool & children's playground
– 1 Minute from Kiti & Pervolia Villages
– Only 1200 meters from the beach
– Easy access to Limassol, Nico...

Property Info		Plot / Area Info		Additional info	
Covered Area	**91**				
Covered Veranda	**12**	Pool	**Common, Yes**	Reference Number	**6747**
Floor Number	**1**	Parking	**Covered, Yes**	Property type	**Apartment**
Total Number of Floors	**2**			Bathrooms	**2**

Amenities	Location	
• Parking	**Location:** Kiti	Region: **Larnaca**
	Coordinates: **34.837371490729 / 33.576965343472**	

Price: €230 000 + VAT

VAT for this property is **€11,500** or **€43,700**. 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	**~€5 800.00**	Common expenses	**None**
		Price per SQM	**€2 527.00/m²**		

Representative: RealDeal Estates

Registration number	**1311**	Email	**info@realdeal.cy**
License number	**347/E**	Legal name	**Esperia Estates (Limassol-Paphos) Limited**

Phone: **+35725255505, +35794001333**

Price change history

€192 000 on Jun 11, 2025

€235 000 on Sep 12, 2025

€230 000 on Dec 13, 2025

BLOCK A

1ST FLOOR

A106▶
1 Bedroom
1 Bathroom
53 SQM Internal Area
9 SQM Covered Veranda

◄ A105
1 Bedroom
1 Bathroom
53 SQM Internal Area
9 SQM Covered Veranda

A101▶
2 Bedrooms
2 Bathrooms
79 SQM Internal Area
12.5 SQM Covered Veranda

◄ A104
2 Bedrooms
2 Bathrooms
79 SQM Internal Area
12.5 SQM Covered Veranda

SOLD

A102
1 Bedroom
1 Bathroom
50 SQM Internal Area
8 SQM Covered Veranda

A103

Areas & Plans are not final and
are subject to modifications