

1 Bedroom Apartment for Sale in Kiti, Larnaca District

Discover peaceful living in this beautifully designed 1-bedroom ground floor apartment with its own private garden, located in a premium gated community in the Kiti area of Larnaca. Set within a low-rise two-storey building, this home offers privacy, functionality, and direct access to outdoor space — ideal for families, couples, or as a holiday retreat. 

The development blends apartments and luxury villas, all surrounded by landscaped common areas, a shared swimming pool, and a children’s playground — perfect for a balanced lifestyle.

Key Features:

- Private garden
- Part of a secure gated community
- Common swimming pool & c...

Property Info

Covered Area **60**
 Covered Veranda **10**
 Total Number of Floors **2**

Plot / Area Info

Pool **Common, Yes**
 Parking **Covered, Yes**

Additional info

Reference Number **6762**
 Property type **Apartment**
 Bathrooms **1**

Amenities

- Parking

Location

Location: Kiti Region: **Larnaca**
 Coordinates: **34.837371490729 / 33.576965343472**

Price: €196 000 + VAT

VAT for this property is **€9,800** or **€37,240**. 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	~€4 440.00	Common expenses	None
		Price per SQM	€3 267.00/m²		

Representative: RealDeal Estates

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Price change history

€175 000 on Jun 11, 2025
 €196 000 on Sep 12, 2025



BLOCK C

GROUND FLOOR



C01
2 Bedrooms
2 Bathrooms
79 SQM Internal Area
14.5 SQM Covered Veranda
20 SQM Garden

C02

C03
1 Bedroom
1 Bathroom
50 SQM Internal Area
10 SQM Covered Veranda
19.5 SQM Garden

Areas & Plans are not final and are subject to modifications