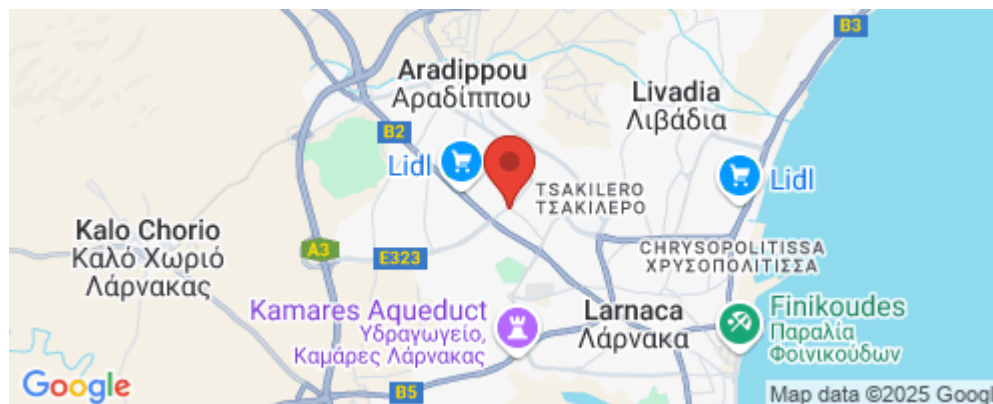


## 2 Bedroom Apartment for Sale in Aradippou, Larnaca District

Located in one of Larnaca's most prestigious residential areas, just under 3 km from the Blue Flag beachfront, this spacious 2-bedroom, 2-bathroom apartment on the first floor offers modern comfort in a quiet and family-friendly neighborhood.



Part of a contemporary development of only seven apartments, the property features bright open-plan interiors, high-quality finishes, and a well-thought-out layout ideal for permanent living or investment.

### Key Features:

- 2 bedrooms & 2 stylish bathrooms (including one en-suite)
- Spacious open-plan kitchen, living & dining area
- Private covered balcony
- Italian ceramic finishes...

### Property Info

Covered Area	<b>104</b>
Covered Veranda	<b>24</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
---------	---------------------

### Additional info

Reference Number	<b>6945</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

### Location

- Parking

**Location:** Aradippou

Region: **Larnaca**

Coordinates: **34.934250618247 / 33.599088203427**

## Price: €200 000 + VAT

VAT for this property is **€10,000** or **€38,000**. 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>€1 923.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€200 000 on Jun 20, 2025





