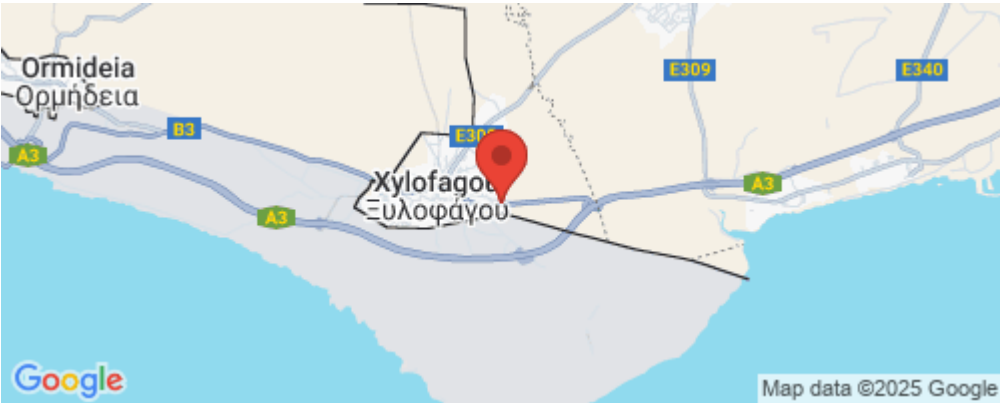


2 Bedroom Apartment for Sale in Xylofagou, Larnaca District

First Floor, Two Bedroom Apartment for Sale in Xylofagou area, Larnaca. This two-bedroom apartment is located on the first floor of a residential building in Xylofagou, Larnaca. The property is situated approximately 820m southeast of the village center and just 845m from the Larnaca-Ayia Napa motorway, offering easy access to nearby towns, beaches, and essential amenities.



The apartment features an open plan kitchen, living and dining area, two bedrooms, and one bathroom. It also includes a covered veranda of 6 sqm and an uncovered balcony of 4 sqm, providing comfortable outdoor space.

The apartment benefits from the exclusive right of use of one uncovered parking space o...

Property Info

Plot / Area Info

Covered Area	66	Parking	Covered, Yes
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Additional info

Reference Number	52173
Property type	Apartment
Condition	Pre-Owned
Bathrooms	1

Amenities

- Balcony

Location

Location: Xylofagou
Coordinates: 34.97522165 / 33.85984106
Region: Larnaca

Price: €66 000 + VAT

VAT for this property is **€3,300** or **€12,540**. 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	~€990.00	Common expenses	None
		Price per SQM	€1 000.00/m²		

Representative: Kalogirou Real Estate

Registration number	1104	Email	info@kalogirourealestate.com
License number	569/E	Legal name	N/A
Phone: +35724003723			

Price change history

€66 000 on Jun 28, 2025



