

## 1 Bedroom Apartment for Sale in Athienou, Larnaca District

1-Bedroom Apartment – Modern Comfort in a Village Setting

This thoughtfully designed one-bedroom apartment offers the perfect solution for singles, young couples, or investors seeking a practical yet stylish home. The open-plan kitchen, dining, and living area is filled with natural light, creating a cozy and inviting atmosphere. A spacious covered veranda extends the living space outdoors, ideal for morning coffee or quiet relaxation.

The bright bedroom features built-in wardrobes, while the modern bathroom is finished with high-quality materials. A private covered parking space and a personal storage room complete this comfortable residence.

### Property Info

Covered Area	<b>73</b>
Covered Veranda	<b>17</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>2</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>238081</b>
Property type	<b>Apartment</b>
Construction Year	<b>2026</b>
Bathrooms	<b>1</b>

### Amenities

- Parking

### Location

**Location:** Athienou Region: **Larnaca**

## Price: €125 000 + VAT

VAT for this property is **€6,250** or **€23,750**. 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>~€2 275.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 712.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€125 000 on Jul 18, 2025

