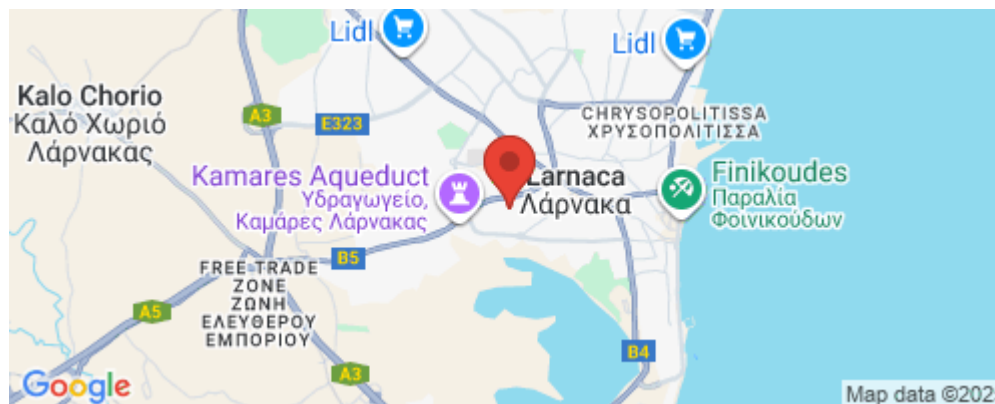


## 3 Bedroom Apartment for Sale in Larnaca - Agios Nikolaos

For sale: A modern apartment currently under construction in Agios Nikolaos, with completion expected in 2027. This spacious residence offers a total internal space of 86 m<sup>2</sup> and is thoughtfully designed to provide comfort and functionality. Located on the 2nd floor of a 3-storey building with a convenient elevator, the apartment features two plus one bedrooms and two bathrooms, ideal for families or professionals.



Agios Nikolaos is a well-established residential area known for its peaceful atmosphere and excellent access to both the city and the coast. The neighborhood offers a variety of amenities, including supermarkets, shops, schools, and cafes, all within a short distance. It...

### Property Info

Covered Area	<b>86</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>27722</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

- Elevator

### Location

**Location:** Larnaca - Agios Nikolaos  
**Coordinates:** **34.915491436808 / 33.608750074629**  
**Region:** **Larnaca**

## Price: €290 000 + VAT

VAT for this property is **€14,500** or **€55,100**. 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>€3 372.00/m²</b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€290 000 on Sep 4, 2025



