

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

For sale: Modern penthouse apartment under construction in the popular area of Agios Nikolaos. This spacious home offers 101 m<sup>2</sup> of internal space, featuring three comfortable bedrooms and three contemporary bathrooms. The property is designed to a high standard, with energy efficiency rated A, ensuring lower utility costs and a greener lifestyle. An elevator provides easy access directly to your penthouse floor.



Set in Agios Nikolaos, the apartment is located in a well-established, peaceful neighborhood known for its charm and convenience. Residents enjoy quick connections to the highway, making commuting simple and efficient. Essential amenities such as shops, cafes, schools, and...

### Property Info

Covered Area **101**  
Heating **Central Heating, Yes**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **27870**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **3**

### Amenities

- Elevator

### Location

**Location:** Larnaca - Agios Nikolaos  
Coordinates: **34.914217096237 / 33.619831499151**

Region: **Larnaca**

## Price: €455 000 + VAT

VAT for this property is **€22,750** or **€86,450**. 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>€4 505.00/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

€455 000 on Sep 12, 2025



