

## 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		Plot / Area Info		Additional info	
Covered Area	<b>101</b>			Reference Number	<b>27870</b>
Heating	<b>Central Heating, Yes</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Air Conditioning	<b>All rooms, Yes</b>			Condition	<b>Brand New</b>
				Bathrooms	<b>3</b>
Amenities		Location			
• Elevator		<b>Location:</b> Larnaca - Agios Nikolaos		Region: <b>Larnaca</b>	
		Coordinates: <b>34.914217096237 / 33.619831499151</b>			

## 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 Price per SQM	<b>None</b> <b>€4 505.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kazo Real Estate

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## Price change history

€455 000 on Sep 12, 2025

