

## 4 Bedroom Apartment for Sale in Larnaca - Sotiros

For sale is a spacious, fully furnished, four-bedroom apartment of 220m<sup>2</sup>, located in the prestigious area of Sotiros, in the very center of Larnaca. The property occupies the entire second floor of a two-storey residential building and has the title of ownership, which makes it an ideal choice for both comfortable living and investment purposes. The layout offers a living room with a dining area, a separate, fully equipped kitchen, four cozy bedrooms, bathrooms, covered verandas, and a barbecue area. New air conditioners have been installed in all rooms. Major repairs were carried out in 2012 with a complete replacement of communications (electrics, plumbing), modern flooring was installed...

### Property Info

Covered Area	<b>220</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

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

Reference Number	<b>176857</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Larnaca - Sotiros Region: **Larnaca**

**Price: €380 000 + VAT**

VAT for this property is **€35,927** or **€72,200**. 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>~€11 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 727.00/m<sup>2</sup></b>		

**Representative: DOM Real Estate**

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
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**Price change history**

€370 000 on Sep 17, 2025

€380 000 on Sep 19, 2025

