

## 2 Bedroom Apartment for Sale in Agios Nikolaos, Larnaca District

This new contemporary project offers a range of 1-3-bedroom apartments with spacious terraces and exclusive penthouses featuring rooftop gardens with stunning views of Larnaca coast. ✖

Here residents will enjoy a highly convenient location on one of the city's busiest streets, within walking distance of Larnaca Salt Lake, and just a short drive to the popular Finikoudes beach and urban conveniences. Additionally, the city center, highway network, and Larnaca International Airport are all easily accessible.

Each apartment features a modern and comfortable layout, stylish kitchens with granite worktops, thermo-aluminium windows, provision for air-conditioning, covered privat...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>99</b>				
Covered Veranda	<b>18</b>				
Floor Number	<b>4</b>			Reference Number	<b>7475</b>
Total Number of Floors	<b>4</b>			Property type	<b>Apartment</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>2</b>
Heating	<b>Autonomous Heating, Yes</b>				
Air Conditioning	<b>All rooms, Yes</b>				

### Amenities

### Location

- Parking

**Location:** Agios Nikolaos                      Region: **Larnaca**  
**Coordinates:** **34.914086 / 33.613411**

## Price: €340 000 + VAT

VAT for this property is **€17,000** or **€64,600**. 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>€3 434.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€330 000 on Oct 8, 2025  
 €320 000 on Oct 16, 2025  
 €345 000 on Dec 10, 2025  
 €315 000 on Feb 7, 2026  
 €340 000 on Apr 17, 2026







