

2 Bedroom Apartment for Sale in Agios Nikolaos, Larnaca District

Introducing an exceptional residential development in the vibrant heart of Larnaca. This elegant project presents meticulously crafted apartments, perfectly positioned close to key amenities, including the renowned American Academy, supermarkets, shops, green parks, and a variety of restaurants. Just a short 5-minute drive brings you to the stunning Larnaca coastline, where sandy beaches and a lively promenade of cafes and bars await.

The apartments are thoughtfully designed to offer both style and functionality, featuring open-plan layouts that seamlessly connect the modern kitchen and dining areas with the spacious lounge. These well-planned interiors create a warm and inviting en...

Property Info		Plot / Area Info		Additional info	
Covered Area	102				
Covered Veranda	17				
Floor Number	5			Reference Numb	er 10678
Total Number of Floors 6		Parking	Covered, Yes	Property type	Apartment
Furnishing	Unfurnished			Bathrooms	2
Energy Efficiency	Α				
Air Conditioning	All rooms, Yes				

Amenities Location

• Parking Location: Agios Nikolaos Region: Larnaca

Coordinates: 34.917778 / 33.626472



Price: €440 000 + VAT

VAT for this property is **€22,000** or **€83,600**. 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 Excluded Title transfer fee \sim £14 200.00 Common expenses None Price per SQM \pm 4 314.00/m²

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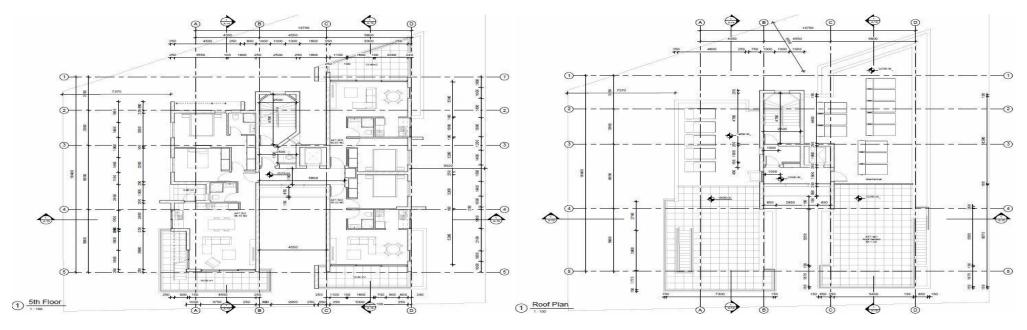
Price change history

€440 000 on Oct 8, 2025









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