


2 Bedroom Apartment for Sale in Larnaca District

Discover a new residential development in the coastal city of Larnaca, where modern design meets everyday comfort and functionality. Ideally located in the up-and-coming area of Aradippou, this thoughtfully designed project offers a stylish and convenient lifestyle in one of the city's most promising neighborhoods. 

Every aspect of the development has been crafted with practical living in mind — from open-plan living areas that maximize space and light, to energy-efficient, well-insulated interiors that ensure year-round comfort. The use of quality materials and smart design solutions delivers a low-maintenance, contemporary home without losing its elegance or ease.

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Property Info

Covered Area	92
Covered Veranda	17
Floor Number	3
Total Number of Floors	3
Furnishing	Unfurnished
Energy Efficiency	A
Air Conditioning	All rooms, Yes

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number **12545**
 Property type **Apartment**
 Bathrooms **2**

Amenities

- Parking

Location

Region: **Larnaca**
 Coordinates: **34.936677 / 33.613384**

Price: €245 000 + VAT

VAT for this property is **€12,250** or **€46,550**. 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	~€6 400.00	Common expenses	None
		Price per SQM	€2 663.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€245 000 on Oct 8, 2025



