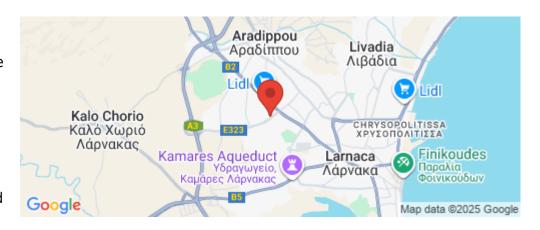


## 2 Bedroom Apartment for Sale in Aradippou, Larnaca District

Located in the desirable Aradippou area of Larnaca, this premium residential development offers an exceptional blend of modern technology, elevated comfort, and refined aesthetics. Designed to provide a stylish and secure living environment, the project sets a new standard for contemporary urban living.

The development offers a variety of one-, two-, and three-bedroom apartments, along with exclusive penthouses. Each residence is outfitted with a smart home system, allowing effortless control of lighting, climate, and security. Residents will also benefit from premium shared amenities, including a communal swimming pool, gated entry, controlled access, and a video surveillance syste...



| Property Info          |             | Plot / Area Info |                             | Additional info  |                  |
|------------------------|-------------|------------------|-----------------------------|------------------|------------------|
| Covered Area           | 103         |                  |                             |                  |                  |
| Covered Veranda        | 21          |                  |                             |                  |                  |
| Floor Number           | 3           | Pool<br>Parking  | Common, Yes<br>Covered, Yes | Reference Number | 13786            |
| Total Number of Floors | 3           |                  |                             | Property type    | <b>Apartment</b> |
| Furnishing             | Unfurnished |                  |                             | Bathrooms        | 2                |
| Energy Efficiency      | A           |                  |                             |                  |                  |

## Amenities Location

• Parking Location: Aradippou Region: Larnaca

All rooms, Yes

Coordinates: 34.931146 / 33.592764

Air Conditioning



Price: €295 000 + VAT

VAT for this property is €14,750 or €56,050. 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 ~€8 400.00

Price per SQM €2 864.00/m²

Common expenses None

## Representative: Cyprus Sotheby's International Realty

Registration number 1013 Email info@cyprus-sothebysrealty.com
License number 517/E Legal name ConceptRealty Ltd

Phone: **+35726080180**, **+35797612926** 

## **Price change history**

€295 000 on Oct 9, 2025

















