

1 Bedroom Apartment for Sale in Agios Nikolaos, Larnaca District

Located in the prestigious Agios Nikolaos neighborhood, one of the most desirable areas of Larnaca, this new contemporary residential project offers a selection of one- and two-bedroom apartments along with exclusive penthouses featuring expansive rooftop terraces with sweeping city views. ✖

Each residence is thoughtfully crafted with comfort and practicality in mind. Spacious layouts, high-quality finishes, and large double-glazed windows enhance natural light while creating a sense of privacy and elegance. Class A energy efficiency guarantees a pleasant indoor climate throughout the year and helps reduce running costs.

Residents will benefit from covered parking, private stora...

Property Info		Plot / Area Info		Additional info	
Covered Area	70				
Covered Veranda	16				
Floor Number	1			Reference Number	14528
Total Number of Floors	3	Parking	Covered, Yes	Property type	Apartment
Furnishing	Unfurnished			Bathrooms	1
Energy Efficiency	A				
Air Conditioning	All rooms, Yes				
Amenities		Location			
• Parking		Location: Agios Nikolaos	Region: Larnaca		
		Coordinates: 34.91386 / 33.620054			

Price: €185 000 + VAT

VAT for this property is **€9,250** or **€35,150**. 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	~€4 000.00	Common expenses	None
		Price per SQM	€2 643.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€185 000 on Oct 9, 2025



