

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

Penthouse 301, with an internal area of 78.5 m<sup>2</sup> and a 42 m<sup>2</sup> roof garden, is located on the third floor of a three-storey building.



This new residential project, located in the sought-after Aradippou area of Larnaca, is a boutique development consisting of just 7 apartments (1- and 2-bedrooms), offering privacy and exclusivity for residents.

The complex is situated in a quiet residential area, adjacent to a green park, and offers excellent accessibility with easy connection to the Nicosia & Limassol Highways.

The project is built to high standards of quality and comfort, featuring:

- ✓ 1- & 2-bedroom apartments with modern design
- ✓ Energy effici...

### Property Info

Covered Area	<b>93</b>
Covered Veranda	<b>15</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>9812</b>
Property type	<b>Apartment</b>
Bathrooms	<b>3</b>

### Amenities

- Roof Garden

### Location

**Location:** Aradippou

Region: **Larnaca**

Coordinates: **34.937346612412 / 33.600568763974**

## Price: €299 000 + VAT

VAT for this property is **€14,950** or **€56,810**. 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>~€8 560.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 215.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€299 000 on Oct 31, 2025





