

2 Bedroom Apartment for Sale in Agios Nikolaos, Larnaca District

Experience a contemporary and refined lifestyle enriched by a central location and an abundance of nearby amenities. Perfectly nestled in the heart of Larnaca, this modern development seamlessly combines urban convenience with the allure of the Mediterranean coastline. Captivating beaches and an array of infrastructure, including schools, shops, offices, supermarkets, restaurants, and cafeterias, are all within walking distance. Residents can relish a comfortable and high-quality lifestyle, enjoying the best of both urban and coastal living.

The complex consists of cosy studios and 1-2 bedroom apartments featuring an open-plan living and kitchen area that leads to a balcony with ele...

Property Info

Covered Area	82
Floor Number	6
Total Number of Floors	6
Furnishing	Unfurnished
Energy Efficiency	A
Heating	Autonomous Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Parking	Uncovered, Yes
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Additional info

Reference Number	8124
Property type	Apartment
Bathrooms	2

Amenities

- Parking

Location

Location: Agios Nikolaos Region: **Larnaca**
Coordinates: **34.916499 / 33.63551**

Price: €435 000 + VAT

VAT for this property is **€21,750** or **€82,650**. 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	~€14 000.00	Common expenses	None
		Price per SQM	€5 305.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€435 000 on Dec 3, 2025



