

## 1 Bedroom Apartment for Sale in Kiti, Larnaca District

This modern and well-designed one-bedroom apartment offers a perfect blend of comfort and contemporary living. It features an open-plan kitchen and living area, a bright and spacious bedroom, and a private balcony overlooking the pool. The thoughtful layout creates a calm and stylish environment ideal for everyday living. X

Located within an exclusive resort-style development in the charming coastal village of Kiti, the apartment provides a relaxed Mediterranean lifestyle just a short drive from Larnaca city and the international airport. The area offers easy access to supermarkets, cafes, restaurants, schools, essential services, and the sandy beaches of Larnaca Bay.

Blending...

Property Info	Plot / Area Info	Additional info
Covered Area	<b>55</b>	Reference Number
Covered Veranda	<b>7</b>	Property type
Floor Number	<b>2</b>	Bathrooms
Total Number of Floors	<b>2</b>	<b>10653</b>
		<b>Apartment</b>
		<b>1</b>

Amenities	Location	
• Parking	<b>Location:</b> Kiti Coordinates: <b>34.849769376182 / 33.566837310791</b>	Region: <b>Larnaca</b>

## Price: €147 500 + VAT

VAT for this property is **€7,375** or **€28,025**. 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>~€2 837.50</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 682.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
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## Price change history

€142 500 on Dec 4, 2025

€147 500 on Jan 30, 2026





## TYPE B

Inside covered area: 48m<sup>2</sup>  
Covered balcony area: 7.3m<sup>2</sup>  
Private parking and storage room

