

## 2 Bedroom Apartment for Sale in Larnaca - Sotiros

2 bedroom apartments for sale in a new complex located next to the American Academy (Larnaca). The complex consists of eight carefully designed apartments — four spacious three-bedroom and four elegant two-bedroom apartments. Each apartment is designed to provide comfort, style and functionality. The unique design of the building is complemented by a spacious, well-equipped lobby, which creates a cozy atmosphere from the moment of your arrival. Residents will have access to a communal roof garden. Each apartment also has spacious storage rooms. Residents will have convenient access to a wide range of amenities, including schools, cafes, shops and recreational facilities, all within walk...

### Property Info

Covered Area **99**  
Furnishing **Unfurnished**  
Energy Efficiency **A**  
Air Conditioning **No**

### Plot / Area Info

Parking **Uncovered, Yes**

### Additional info

Reference Number **192936**  
Property type **Apartment**  
Condition **Under Construction**  
Bathrooms **2**

### Amenities

### Location

**Location:** Larnaca - Sotiros Region: **Larnaca**

## Price: €265 000 + VAT

VAT for this property is **€13,250** or **€50,350**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 677.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: +35796644888			

## Price change history

€265 000 on Dec 10, 2025





