

## 2 Bedroom Apartment for Sale in Faneromeni, Nicosia District

2 Bedroom Apartment - Modern Elegance with Prime Natural Views

Intro

This stylish 2-bedroom apartment offers spacious modern living in one of Larnaca's most prestigious residential neighborhoods. With unobstructed views of the Salt Lake and park, it perfectly suits families, couples, or professionals seeking a high-quality home in a quiet yet central location.

Design & Interiors

The interior layout provides a generous open-plan living and dining area paired with a beautifully crafted kitchen. Large windows allow abundant natural light, creating an airy, luxurious ambiance. The two bedrooms are well-proportioned, offering comfort, privacy, and flexibility fo...

### Property Info

Covered Area	<b>103</b>
Covered Veranda	<b>20</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>241246</b>
Property type	<b>Apartment</b>
Construction Year	<b>2027</b>
Bathrooms	<b>1</b>

### Amenities

- Parking

### Location

**Location:** Faneromeni Region: **Nicosia**

## Price: €310 000 + VAT

VAT for this property is **€15,500** or **€58,900**. 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>~€9 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 010.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b>
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## Price change history

€290 000 on Dec 16, 2025

€310 000 on Feb 25, 2026

