

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

### 2 Bedroom Apartment

The two-bedroom apartment offers a well-balanced layout that combines comfort, privacy, and versatility. The open-plan living and dining area forms the heart of the home, offering plenty of room for both everyday living and entertaining guests. Large windows and glass doors enhance the sense of space and brightness, while the covered veranda extends the living area outdoors.

The master bedroom is generously sized, easily fitting a large bed and additional furniture, and includes built-in wardrobes for practical storage. It provides a quiet and restful environment away from the main living areas.

The second bedroom is equally functional and can be adap...

#### Property Info

|                        |           |
|------------------------|-----------|
| Covered Area           | <b>98</b> |
| Covered Veranda        | <b>20</b> |
| Floor Number           | <b>3</b>  |
| Total Number of Floors | <b>3</b>  |

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>242312</b>             |
| Property type     | <b>Apartment</b>          |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2026</b>               |
| Bathrooms         | <b>2</b>                  |

#### Amenities

- Parking

#### Location

**Location:** Aradippou Region: **Larnaca**

## Price: €260 000 + VAT

VAT for this property is **€13,000** or **€49,400**. 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>€2 653.00/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> |
| Phone:              | <b>+35795129336, +35799409010</b> |            |   |

## Price change history

€255 000 on Feb 10, 2026

€260 000 on Apr 27, 2026

