

## 2 Bedroom Apartment for Sale in Larnaca - Sotiros

Situated in one of Larnaca’s most established residential areas, this modern development offers a refined living environment that combines comfort, privacy, and everyday convenience. Lively city avenues with schools, shops, restaurants, and sports facilities are just a few minutes’ drive away, while the surrounding area remains peaceful and residential, creating ideal conditions for both permanent residence and long-term investment. The project is characterised by clean architectural lines and thoughtfully selected construction standards, emphasising durability, efficiency, and timeless design. Modern engineering solutions are seamlessly integrated, including high-quality th...



### Property Info

Covered Area	<b>101</b>
Covered Veranda	<b>21</b>
Floor Number	<b>4</b>
Total Number of Floors	<b>4</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>16598</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Larnaca - Sotiros      Region: **Larnaca**  
**Coordinates:** **34.936785 / 33.627021**

## Price: €300 000 + VAT

VAT for this property is **€15,000** or **€57,000**. 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>€2 970.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€300 000 on Feb 27, 2026



