

## 2 Bedroom Apartment for Sale in Larnaca - Sotiros

Experience the perfect balance of comfort, style, and urban living in this exclusive new development, ideally located in the heart of Larnaca. Set within a peaceful residential neighborhood, the project offers effortless access to everyday amenities, including shops, supermarkets, schools, and a wide range of services—ensuring a truly convenient and connected lifestyle. The renowned Finikoudes Promenade, with its vibrant dining, entertainment, and sandy beaches, is just a short drive away.



The development consists of two contemporary five-storey blocks, featuring a carefully curated selection of one- and two-bedroom apartments. Each residence is thoughtfully designed to combine fu...

### Property Info

Covered Area	<b>99</b>
Covered Veranda	<b>24</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>5</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 **16754**  
 Property type **Apartment**  
 Bathrooms **2**

### Amenities

- Parking

### Location

**Location:** Larnaca - Sotiros      Region: **Larnaca**  
 Coordinates: **34.921015 / 33.625962**

## Price: €345 000 + VAT

VAT for this property is **€17,250** or **€65,550**. 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>~€10 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 485.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€345 000 on Mar 20, 2026



