

## 1 Bedroom Apartment for Sale in Xylofagou, Larnaca District

Top Floor, One Bedroom Flat with Pool View in Xylofagou village, Larnaca. Located at the South-East point of Cyprus, Xylofagou is one of the fertile 'red soil villages' called Kokkinochoria and belongs in the Larnaca district. Easy access to motorway and close to all amenities as schools, supermarkets, café etc. ✖

Apartment on the first floor for sale in Xylofagou village, Larnaca. It apartment consists of kitchen-living-dining area in an open layout, one bedroom, main bathroom and big covered veranda. The apartment enjoys pool view. In addition, an uncovered parking space is assigned to the apartment.

The apartment is a part of a complex of two residential blocks. Each...

### Property Info

Covered Area **60**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Yes**  
Parking **Uncovered, Yes**

### Additional info

Reference Number **55648**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **1**

### Amenities

- Elevator

### Location

**Location:** Xylofagou Region: **Larnaca**  
Coordinates: **34.979555953431 / 33.844215654572**

## Price: €125 000 + VAT

VAT for this property is **€6,250** or **€23,750**. 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>€2 083.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
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## Price change history

€125 000 on Apr 12, 2026





