

For Sale, Apartment, Standard Apartment, Larnaca, Agios Nikolaos

For Sale : **€ 240,000**

Description
Discover a modern 1+1 bedroom apartment in the highly desirable Faneromeni area, within Agios Nikolaos Municipality, Larnaca — a contemporary residence that perfectly combines comfort, modern aesthetics, and an excellent location. This property is an ideal opportunity for both private residence and real estate investment in Cyprus, situated in one of Larnaca's most sought-after residential areas.

The apartment features a modern and functional layout with an open-plan kitchen flowing seamlessly into the living and dining area, creating a bright and welcoming environment ideal for contemporary everyday living. The carefully designed interiors reflect comfort and refined aesthetics, fully meeting the needs of a modern lifestyle.

The residence benefits from three modern bathrooms, covered verandas, additional covered area, a private storage room, and covered parking, offering practicality and convenience for everyday living.

The property also features an Energy Efficiency Certificate Class A, ensuring high energy performance and significant energy savings — an essential feature for modern residential living.

One of the property's greatest advantages is its prime location, situated just a 7-minute walk from Patticheio Park and surrounded by two green areas, creating a peaceful and pleasant living environment. In addition, the apartment offers easy access to schools, supermarkets, cafés, shops, and all essential amenities, while the center of Larnaca and the city's seafront are within close proximity.

The Faneromeni area continues to attract strong interest for both apartment purchases and rentals in Larnaca, offering excellent capital growth and investment return potential.

Do not miss the opportunity to own a modern apartment in one of Larnaca's most strategic and desirable residential locations. Contact G&P Lazarou Estate Agents today at +357 24104949 or email larnaca.office@gplazarou.com to arrange your private viewing!

Details

Property Type: **Apartment**
Website

Status: **Available**

Unit Number: **202**

Main Features

Property Subtype: **Standard Apartment**
Bedrooms: **2**
Furnished: **Unfurnished**

Construction Stage: **Off-plan**
Bathrooms: **3**
Covered Parking: **1**

Construction Year: **2028**
Kitchen Type: **Open Plan**
Floors Building: **3**

Area

Internal Area: **60m²**

Covered Verandas: **10m²**

Total Area: **87m²**

Further Details

Elevator, Storage Space

Gallery




















