



#10837

# Stylish 2-Bedroom Apartment Just 50m from Drosia Park – Drosia, Larnaca (10837)

 Drosia, Larnaca

**€345,000** +VAT











# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 2		 2		 86.5 m <sup>2</sup>	
Type		Apartment			
Toilets		2			
Status		Off plan			
Year of construction		2027			
Furnished		Unfurnished			
Structure		Concrete			
Facade		Concrete			
Communal charge frequency		Monthly			
Energy efficiency rating		 A+			

## Description

Stylish 2-Bedroom Apartment Just 50m from Drosia Park – Drosia, Larnaca (10837)

Experience the perfect blend of modern design and prime location with this off-plan 2-bedroom apartment in Drosia, Larnaca. Situated just 50m from Drosia Park, this residence offers a contemporary lifestyle with luxury specifications and high energy efficiency (A+ rating).

- ? Price: €345,000 + VAT
- ? Delivery: June 2027 (Approx.)

- ? Property Features:
- ? Bedrooms: 2 | Bathrooms: 2 (incl. en-suite)
- ? Covered Area: 86.5 m<sup>2</sup> | Covered Veranda: 22.5 m<sup>2</sup>
- ? Floor: 3rd | Building: 3 floors
- ? Parking: 1 covered space | Storage Room

- ? Key Highlights:
- ? Luxury Finishes: Granite countertops, tile flooring, ceramic tiles
- ? Energy-Efficient: Aluminium frames, thermal & sound insulation, solar water heater
- ? Smart Investment: High rental potential, prime residential area
- ? Comfort & Convenience: Open-plan layout, double glazing, CCTV provision
- ? Climate-Ready: A/C & heating provisions, pressurized water system



# Additional information

## Facilities

Aircondition, Provision

Parking, Covered

Elevator

Solar water heater

Heating, Provision

Storage

## Features

Balcony

CCTV (provision)

Combined kitchen and dining area

Easy access to highway

Energy efficient doors/windows

Luxury specifications

Near bus route

Pressurized water system

Roof garden

Thermal insulation

Bright

Ceramic tiles

Connected to electric mains

Easy access to main roads

Granite countertops

Modern design

Open plan

Quiet area

Shower

Tile flooring

CCTV

City view

Double glazing

En suite shower

Investment opportunity

Near amenities

Pipe-in-pipe plumbing system

Rental potential

Sound insulation

Veranda

## Distances

Amenities

 550 m

Airport

 7.5 km

Sea

 2.5 km

Public transport

 800 m


Schools

 700 m

## Contact us



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