



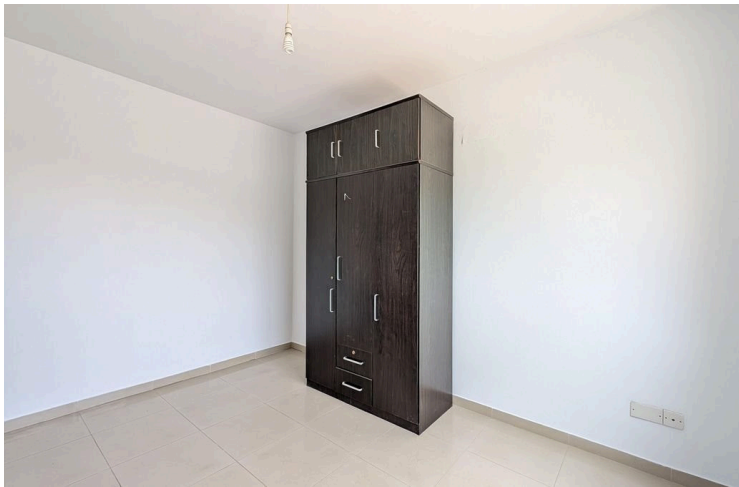
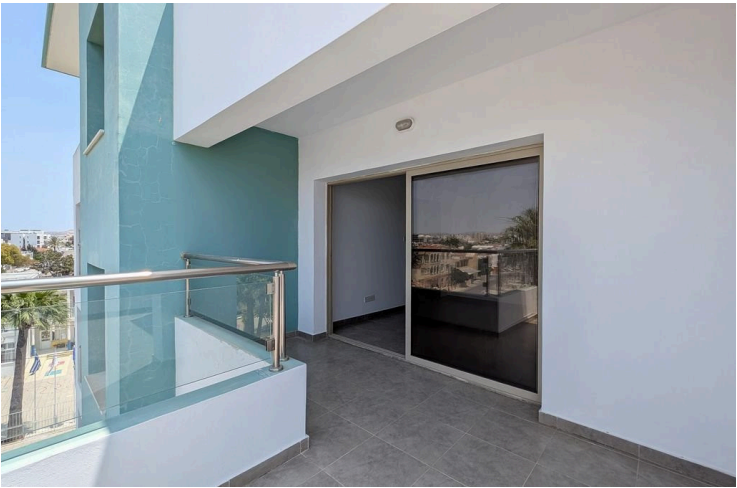
#13158

# Bright Two Bedroom Apartment in Prodromos Larnaca (13158)

📍 Prodromos/Christopolitisa, Larnaca





€165,000





# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 2		 2		 67 m <sup>2</sup>	
Type		Apartment			
Toilets		2			
Status		Resale			
Year of construction		2009			
Title deed		Yes			
Furnished		Unfurnished			
Structure		Concrete			
Facade		Concrete			
Communal charge frequency		Monthly			
Energy efficiency rating		 E			

## Description

Located in the charming Chrysopolitissa area of Larnaca, this bright and inviting 2-bedroom apartment offers a superb opportunity for comfortable city living. Situated on the 4th floor of a well-maintained building with just eight residences, the apartment enjoys a desirable south-facing position on the top floor.

Internally the asset features two bedrooms, a spacious living room, a functional kitchen, and a well-appointed bathroom, making it ideal for both first-time buyers and savvy investors.

The location is exceptional—just 750m from the Larnaka Harbor roundabout and 1.3km from the popular Larnaka Marina and Finikoudes beachfront.

Families will appreciate the proximity to the primary school of Prodromos (30m away) and the Petrakis Kyprianou gymnasium (700m).

The apartment also includes the exclusive use of a covered parking space (No.16) and a ground-floor storage room (No.1), adding both convenience and value. With key amenities, entertainment, and shopping at Metropolis Mall just minutes away, this property offers a balanced blend of lifestyle and practicality in the heart of Larnaka.

The property falls within Zone Ka4, with a building coefficient of 120%, coverage of 50%, and permission for 3 floors (13.5m) of construction.

There is a separate title deed for this property.



# Additional information

## Facilities

Aircondition, Split system

Parking, Covered

Elevator

Solar water heater

Heating, Split system

Storage

## Features

Balcony

Connected to electric mains

Investment opportunity

Open plan

Veranda

Bright

Double glazing

Near amenities

Quiet area

Veranda, large

Combined kitchen and dining area

Easy access to main roads

Near bus route

Shower

## Distances

Amenities

 300 m

Airport

 7 km

Sea

 2 km

Public transport

 700 m

Schools

 10 m

## Contact us



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