



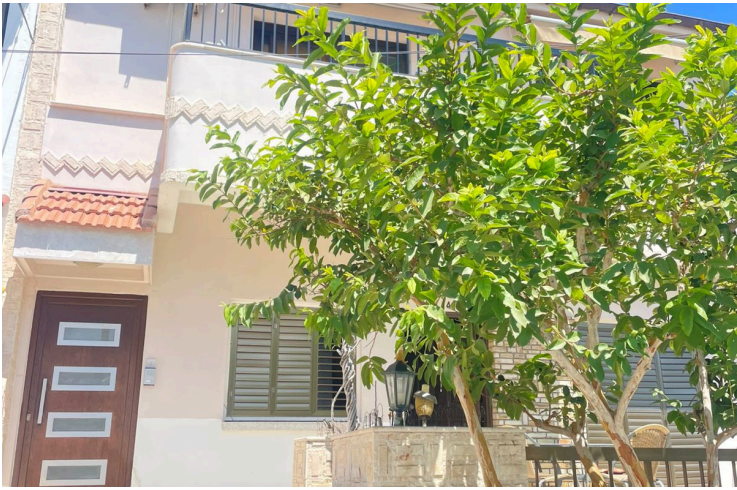
#13726

? Upper Floor Apartment for Sale – Unique Investment or Family Opportunity in Sotiros Larnaca ! (13726)

📍 SOTIROS, Larnaca

€245,000





Overview

Specifications

Bedrooms		Covered	
 4		 134 m ²	
Type	Apartment	Year of construction	2010
Showers	1	Title deed	Final approval
Toilets	2	Furnished	Partially furnished
Plot	277 m ²	Structure	Concrete
Covered veranda	9 m ²	Facade	Concrete
Attic	15 m ²	Energy efficiency rating	 B
Status	Resale		

Description

- ? Asking Price: €245,000 (Negotiable)
- ? Quiet Location | Park View | Professional License | Expansion Possibility
- ? First Floor Apartment– 134 sq.m. + 9 sq.m. covered veranda (Built 2010 / Inhabited 2020)

Previously operated as a licensed tutoring center, offering great flexibility:

- 4 rooms, 3 currently used as bedrooms, and 1 as library/storage/study
- Option to convert rooms into professional offices or maintain as residential
- Separate kitchen with large dining area
- 2 guest toilets
- Master bedroom includes a private shower
- Double-glazed windows
- Emergency exit due to previous commercial use



Additional information

Facilities

Aircondition, Split system

Heating, Split system

Outdoor shower

Parking, Uncovered

Solar water heater

Storage

Features

Attic

Balcony

Balcony, front

Bright

Combined kitchen and dining area

Connected to electric mains

Easy access to highway

Easy access to main roads

En suite shower

Fly screens

Guest WC

Investment opportunity

Near amenities

Near bus route

Office

Quiet area

Shower

Distances

Amenities



200 m

Airport



7 km

Sea



2.5 km

Public transport



450 m

Schools



150 m

Contact us



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