

2 Bedroom Apartment in Kiti, Larnaca

For Sale : **€ 255,000**

Description
2-Bedroom Apartment

Apartments & Living Spaces
This upcoming 2-bedroom, 2-bathroom ground-floor apartment is designed to reflect a modern Mediterranean lifestyle, where comfort, light, and functionality come together in a refined way. The residence offers 79 m² of internal covered living space and benefits from direct access to its own private 19 m² garden — a real highlight of the home, extending the living areas outdoors and providing a peaceful private retreat.

The main living area is designed as a bright and central space, combining the kitchen, dining, and lounge into one harmonious environment. Large sliding doors allow natural light to flood the interior while also creating a seamless connection to the outdoor space, extending the living area outdoors. The residence also benefits from a 15 m² covered veranda, extending daily life outdoors.

Bedrooms
The two bedrooms are designed as calm and private retreats, offering a peaceful atmosphere away from the main living areas. Each room is well-proportioned, allowing for comfortable furnishing with wardrobes, bedside tables, and additional elements such as a desk or dressing area.

Large windows enhance both natural light and ventilation, creating a fresh and airy environment throughout the day. The design focuses on simplicity and elegance, using high-quality materials and neutral tones to create a relaxing and timeless feel.

The master bedroom offers a more spacious layout, often with additional storage solutions and a more refined sense of privacy, making it an ideal space for rest and comfort.

Overall Feel
Every room is designed with attention to detail, ensuring a balance between style and practicality. The combination of natural light, modern finishes, and well-planned layouts creates living spaces that feel both comfortable and sophisticated — perfectly suited for everyday living in a peaceful village setting close to the Larnaca coast.

The development is an exclusive gated community in Kiti Village, with a communal swimming pool, children's playground, and beautifully landscaped communal areas. Located just 1 minute from both Kiti and Pervolia Villages, with easy access to local shops, cafés, and restaurants — the beach is a mere 1.2 km away. Excellent connections to Limassol, Nicosia, and Ayia Napa make it an ideal location for permanent residence, holiday living, or investment.

In total, the unit measures 113 m² across its internal and external areas. The property is rated Energy Efficiency Grade A and includes a covered parking space.

Details

Property Type: **Apartment**
Website
Status: **Available**
Unit Number: **A01, B01, B02, B03, C01**

Main Features

Property Subtype: **Standard Apartment**
Bathrooms: **2**
Construction Stage: **Off-plan**
Covered Parking: **1**
Bedrooms: **2**

Area

Internal Area: **79m²**
Total Area: **113m²**
Covered Verandas: **15m²**
Garden Area: **19m²**
Covered Area: **94m²**

Energy & Heating

Energy Efficiency Grade: **A**

Further Details

Alarm, Secure Door, Common Swimming Pool

Gallery











