

## 3 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

A very spacious apartment with a sea view, large veranda area, en-suite bathroom, large kitchen, covered parking and storage room.



The project also has sports communal adult and kiddy pools, equipped with both outdoor and indoor shower facilities and extensive landscaped green areas.

Very conveniently located in close proximity to the Radisson-Blu hotel, a mere 2 minutes from the beach and within easy walking distance to the town centre with its many shops, restaurants, cafes bars and other local amenities. The location also offers very easy access onto the highway network. However, being set off the main strip, this location offers you all the benefits of quiet residenti...

### Property Info

|                        |            |
|------------------------|------------|
| Covered Area           | <b>123</b> |
| Covered Veranda        | <b>20</b>  |
| Floor Number           | <b>3</b>   |
| Total Number of Floors | <b>4</b>   |
| Energy Efficiency      | <b>A</b>   |

### Plot / Area Info

|         |                     |
|---------|---------------------|
| Pool    | <b>Common, Yes</b>  |
| Parking | <b>Covered, Yes</b> |

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>1667</b>               |
| Property type     | <b>Apartment</b>          |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2025</b>               |
| Bathrooms         | <b>3</b>                  |
| View              | <b>Sea view</b>           |

### Amenities

### Location

- Parking

**Location:** Livadia Larnakas

Region: **Larnaca**

Coordinates: **34.93779165202 / 33.635822147514**

## Price: €550 000 + VAT

VAT for this property is **€27,500** or **€104,500**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

|     |                 |                    |                     |                 |             |
|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>None</b>         | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€4 472.00/m²</b> |                 |             |

## Representative: MySpace

|                                   |              |            |                                                  |
|-----------------------------------|--------------|------------|--------------------------------------------------|
| Registration number               | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                    | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: +35795129336, +35799409010 |              |            |                                                  |

## Price change history

€550 000 on Dec 14, 2023

