

## 2 Bedroom Apartment for Sale in Larnaca District

Nestled in the picturesque area of Livadia, this unique project offers a prime location with high growth potential and exciting future developments. Just a few minutes from the sea, residents can enjoy a peaceful and relaxing atmosphere while having easy access to a variety of amenities, including schools, supermarkets, restaurants, and a shopping mall.

The development showcases a contemporary building with a distinctive and modern architectural design, providing luxurious and functional living spaces. The apartments with 1-2-bedrooms are meticulously designed to offer privacy and comfort to residents. Each apartment features spacious verandas that offer beautiful views of the surro...



### Property Info

### Plot / Area Info

Covered Area **105**

### Additional info

Reference Number **94707**

Property type **Apartment**

Condition **Brand New**

Construction Year **2025**

Bathrooms **3**

### Amenities

### Location

Region: **Larnaca**

Coordinates: **34.9456 / 33.6432**

## Price: €495 000 + VAT

VAT for this property is **€24,750** or **€94,050**. 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>€4 714.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€410 000 on Mar 9, 2024  
€450 000 on Sep 6, 2024  
€495 000 on May 15, 2025





