

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

A modern residential cul-de-sac development, located in an excellent area of the coastal town of Livadia. It is close to the sea, with easy access to Larnaca center, in a quiet area that offers all amenities while at the same time giving the neighborhood feeling to its residents.

Only two apartments on each of the three floors, with the third-floor units enjoying private and individual access to a large roof garden on the 4th floor with its barbeque area, as well as an extra wc-shower and room that can be converted into 3rd bedroom.

These top floor units will have the option for net metering and a photovoltaic system.

### Key Features

2 Ensuite bedrooms

Guest w...

### Property Info

### Plot / Area Info

Covered Area **98**

### Additional info

Reference Number	<b>51862</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>

### Amenities

- Roof Garden

### Location

**Location:** Livadia Larnakas Region: **Larnaca**

## Price: €334 000 + VAT

VAT for this property is **€16,700** or **€63,460**. 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>€3 408.00/m<sup>2</sup></b>		

## Representative: 1st Class Homes

Registration number

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## Price change history

€334 000 on May 26, 2024





