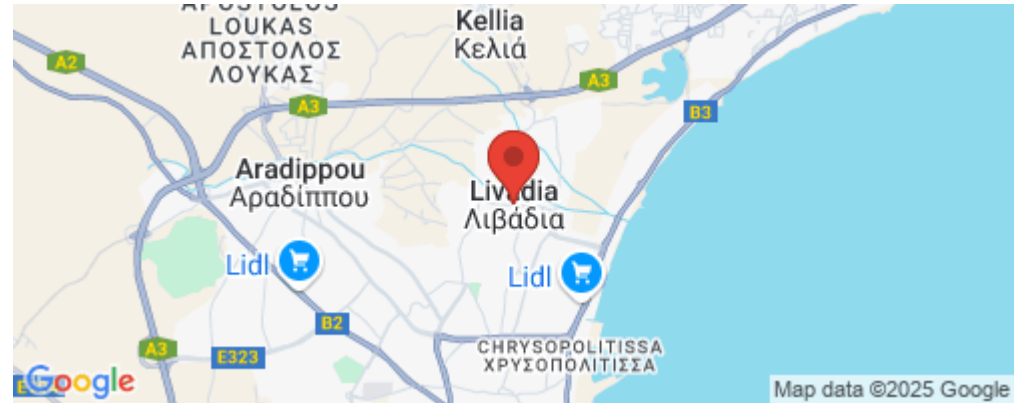


## 2 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

Prestige residential project in the heart of Livadia, a prime location that promises a prized lifestyle, surrounded by luxury at every corner and abundant amenities.



High-end Finishings  
2 Bedroom & 2 Bathroom Apartments  
Spacious Penthouse Terraces  
Masterful Design

### SURROUNDINGS & LOCATION

5 mins Drive from the New Marina  
Close to The American University of Cyprus  
Exclusive community  
Modern conveniences

Completion: September 2025

### Property Info

### Plot / Area Info

### Additional info



Covered Area

**88**

Covered Veranda

**11**

Floor Number

**1**

Air Conditioning

**All rooms, Yes**

Parking

**Yes**

Reference Number

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

**6346**

Property type

**Apartment**

Condition

**Under Construction**

Bathrooms

**2**

### Amenities

- Elevator

### Location

**Location:** Livadia Larnakas

Region: **Larnaca**

Coordinates: **34.9490765 / 33.6275272**

## Price: €250 000 + VAT

VAT for this property is **€12,500** or **€47,500**. 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>€2 841.00/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: <b>+35795129336, +35799409010</b>			

## Price change history

€245 000 on Jul 1, 2024  
 €250 000 on May 9, 2025

