

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

Ultra-modern 2-bedroom apartment in Livadia area, Larnaca. Close to all amenities including schools, supermarket, bank, the American University of Cyprus, bus service, walking and cycling path. Very close to the beach, the harbour and Larnaca Town. Easy access to Larnaca, Ayia Napa, Nicosia motorway.



Apartment for sale in Livadia area. The property is a second floor apartment with internal covered area of 78 sq.m. It consists of open plan kitchen, living and dinig area, 2 bedrooms, a main bath, 1 en suite shower, 2 wc, 16.70 sq.m. covered veranda, storage room and covered parking.

All energy efficient luxury apartments are designed to have large living areas and balconies al...

### Property Info

Covered Area **78**  
Furnishing **Unfurnished**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **22773**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **1**

### Amenities

- Elevator

### Location

**Location:** Livadia Larnakas  
Coordinates: **34.947664426265 / 33.633689310451**

Region: **Larnaca**

## Price: €347 000 + VAT

VAT for this property is **€17,350** or **€65,930**. 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>€4 449.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
Phone: +35724003723			

## Price change history

€332 000 on Aug 9, 2024  
€347 000 on Dec 17, 2024

















