

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

Deluxe, Two Bedroom Apartment with roof garden for Sale in Livadia. Amazing location, close to all amenities such as schools, supermarkets, banks, coffee shops, pharmacies etc. A short drive to Larnaca Town Center, the harbor and the beach. Very easy access to Larnaca, Nicosia motorway. Larnaca International Airport is only 14 minutes away.



Apartment for Sale in Livadia area, Larnaca. This amazing property consists of an open plan kitchen, living room with dining area, two bedrooms, one main bathroom, one shower en-suite and 2 wc. Covered Parking and storage room is available on the ground floor. Also, the apartment enjoys private roof garden area.

The area of the property...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>79</b>			Reference Number	<b>42729</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Air Conditioning	<b>All rooms, Yes</b>			Condition	<b>Brand New</b>
				Bathrooms	<b>1</b>
Amenities		Location			
• Garden		<b>Location:</b> Livadia Larnakas	Region: <b>Larnaca</b>		
		Coordinates: <b>34.9444467 / 33.624366</b>			

## Price: €246 000 + VAT

VAT for this property is **€12,300** or **€46,740**. 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>€3 114.00/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>
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## Price change history

€246 000 on Aug 9, 2024



