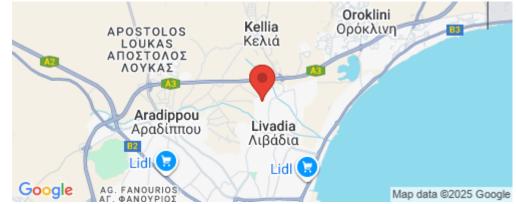
#### 120m<sup>2</sup> Building for Sale in Livadia Larnakas, Larnaca District

Residential Building for Sale in Livadia Area, Larnaca. The village of Livadia provides all amenities including schools, supermarket, bank, pharmacy, bus service, shops etc. A short drive to the beach, the harbour and Larnaca Town. Easy access to Larnaca, Ayia Napa, Nicosia motorway. The lovely residential neighborhood is quiet and family orientated surrounded by large luxury houses and residential properties.



The property consists of two apartments: one on the ground floor and another on the upper floor. Each apartment features an open-plan kitchen and living area, two bedrooms, and a modern bathroom with WC. Each apartment has an internal covered area of 60 sq.m.

Extra: A/...

Property Info		Plot / Area Info		Additional info		
Covered Area Furnishing Air Conditioning	120 Partially furnished All rooms, Yes	Plot area	503	Reference Number Property type Condition Bathrooms	46081 Building Pre-Owned 2	
Amenities	Location					
	Location: Livadia Larnakas	Region: Larnaca				
	Coordinates: 34.957642277944 / 33.623782769312					



#### Price: €295 000 + VAT

VAT for this property is €14,750 or €56,050. 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	Excluded	Title transfer fee	~€8 400.00		None
		Price per SQM	€2 458.00/m²	Common expenses	None

#### **Representative: Kalogirou Real Estate**

Registration number	1104	Email	info@kalogirourealestate.com
License number	569/E	Legal name	N/A

Phone: +35724003723

#### **Price change history**

€320 000 on Aug 10, 2024 €295 000 on Sep 13, 2024

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