

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

Bright Two-Bedroom Apartment in Livadia's Tranquil Coastal Area  
Contemporary Design, Rooftop Option, and Exceptional Connectivity



Located in a peaceful cul-de-sac in the popular coastal town of Livadia, this modern two-bedroom apartment combines comfort, style, and functionality. Just 1,160 meters from the sea and minutes from Larnaca's city center, it offers residents both a quiet neighborhood feel and easy access to urban amenities.

### Interior Layout & Features

The apartment features a spacious open-plan layout that seamlessly connects the kitchen, dining, and living areas, flowing out to a generous veranda — ideal for relaxing or entertaining. Large w...

#### Property Info

Covered Area **100**  
Covered Veranda **20**  
Floor Number **3**  
Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **6152**  
Property type **Apartment**  
Condition **Under Construction**  
Bathrooms **2**  
View **Sea view**

#### Amenities

- Parking

#### Location

**Location:** Livadia Larnakas Region: **Larnaca**  
**Coordinates:** **34.9481099 / 33.634947**

## Price: €346 000 + VAT

VAT for this property is **€17,300** or **€65,740**. 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>€3 460.00/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

€338 000 on Sep 10, 2024  
 €346 000 on Oct 1, 2025





