

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

1-Bedroom Apartment - Modern Comfort in a Prestigious Marina Location

The 1-bedroom apartments are designed to offer contemporary comfort and smart functionality in one of Larnaca's most desirable neighborhoods — just moments from the New Marina and the city's vibrant seafront.

Each residence features a bright open-plan layout, combining the living, dining, and kitchen areas into a seamless, airy space. Large windows and glass-fronted balconies fill the interiors with natural light, creating an inviting and relaxed atmosphere.

The bedroom is spacious and elegantly finished, complemented by a modern bathroom and high-quality materials throughout. Premium Italian c...



Property Info		Plot / Area Info		Additional info	
Covered Area	<b>72</b>			Reference Number	<b>232211</b>
Covered Veranda	<b>20</b>			Property type	<b>Apartment</b>
Floor Number	<b>2</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
Total Number of Floors	<b>7</b>			Construction Year	<b>2026</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>1</b>

Amenities	Location	Region
• Parking	<b>Location:</b> Livadia Larnakas Coordinates: <b>34.94053859661388 / 33.632967151600994</b>	<b>Larnaca</b>

## Price: €185 000 + VAT

VAT for this property is **€9,250** or **€35,150**. 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 Price per SQM	<b>None</b> <b>€2 569.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€180 000 on Sep 10, 2024

€185 000 on Nov 4, 2025



