

2 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

This 2 bedroom apartment is located in Livadia, Larnaca, close to the American University. It is part of a development situated in an area receiving significant investment, including the Land of Tomorrow project and the transformation of the Old Oil Refineries area into green spaces, a university, and other facilities. The apartment is within a complex consisting of 60 apartments across 4 residential blocks and offers access to common amenities such as a swimming pool, jacuzzi, gym, and sauna. Additionally, the project includes a commercial building with shops and three levels of offices with underground parking. Delivery is expected in 2.5 years.



Property Info

Covered Area	98
Covered Veranda	23
Floor Number	1
Total Number of Floors	5
Energy Efficiency	A

Plot / Area Info

Pool **Common, Yes**

Additional info

Reference Number	1807
Property type	Apartment
Condition	Under Construction
Construction Year	2025
Bathrooms	2

Amenities

- Elevator

Location

Location: Livadia Larnakas **Region:** Larnaca
Coordinates: **34.9468131 / 33.6332086**

Price: €284 000 + VAT

VAT for this property is **€14,200** or **€53,960**. 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	None	Common expenses	None
		Price per SQM	€2 898.00/m²		

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty ltd
Phone: +35795129336, +35799409010			

Price change history

€244 000 on Sep 21, 2023
 €263 000 on Dec 14, 2023
 €284 000 on Feb 26, 2025

