

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

The project is located in Livadia, Larnaca area close to the American University. In the centre of an area which receives a lot of investment with the Land of Tomorrow project as well as the development of the Old Oil Refineries area by the local authorities into a green spaces, a university and other facilities. The project consists of 60 apartments in 4 residential blocks with common amenities such swimming pool, jacuzzi, gym & sauna. The project also consists of a commercial building with shops and 3 levels of offices with underground parking.

Delivery in 2,5 years

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>90</b>			Reference Number	<b>1810</b>
Covered Veranda	<b>15</b>			Property type	<b>Apartment</b>
Floor Number	<b>2</b>	Pool	<b>Common, Yes</b>	Condition	<b>Under Construction</b>
Total Number of Floors	<b>5</b>			Construction Year	<b>2026</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>2</b>
Amenities		Location			
• Elevator		<b>Location:</b> Livadia Larnakas		Region: <b>Larnaca</b>	
		Coordinates: <b>34.9468131 / 33.6332086</b>			

## Price: €279 000 + VAT

VAT for this property is **€13,950** or **€53,010**. 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>€3 100.00/m<sup>2</sup></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

€240 000 on Sep 21, 2023

€255 000 on Dec 14, 2023

€279 000 on Feb 26, 2025

