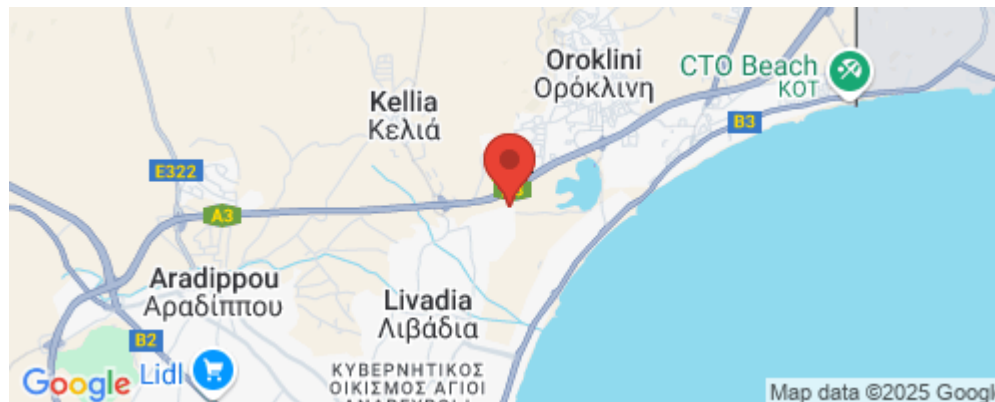


### 3 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

Reference ID: #SA35826  
 Price details: €460,000 +VAT  
 Project located in an attractive residential area in Livadia Municipality in Larnaca District. The property is situated near to amenities and services such as schools, banks, supermarkets etc. In addition, the property has excellent access to the Dekeleia road beachfront. High-End Residential Project  
 Covered Parking spaces  
 Storage Rooms  
 Luxurious Neighborhood  
 Nearby Local Amenities  
 2 mins away from the Beach  
 Available for sale two 3-bedroom penthouse apartment.  
 Prices: €460,000-€490,000  
 Covered area: 108-120 sq.m.  
 Covered veranda: 18-19 sq.m.  
 Rooftop garden: 82-96 sq.m.  
 Status: OFF PLAN PLUS V.A.T



#### Property Info

#### Plot / Area Info

Covered Area **127**  
 Floor Number **2**

#### Additional info

Reference Number	<b>SA35826</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>3</b>

#### Amenities

#### Location

**Location:** Livadia Larnakas  
 Coordinates: **34.96401902753 / 33.64162103222**

Region: **Larnaca**

## Price: €460 000 + VAT

VAT for this property is **€23,000** or **€87,400**. 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>€3 622.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: +35777000111			

## Price change history

€485 000 on Jan 21, 2025  
 €460 000 on Feb 19, 2025





