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

One Bedroom Apartment For Sale In Livadia, Larnaca – Title Deeds (New Build Process) [] Last remaining 1 Bedroom apartment !! – 402 [] This residential complex is a premium development comprising of eight elegantly designed buildings. The project boasts exclusive private amenities, including a swimming pool with hydro massage, a children's swimming pool, a fitness/gym area, a sauna, and lush private gardens. Located just 300 meters from the seafront in the desirable Livadia area of Larnaca, Carisa Melora Park offers a perfect blend of luxury and convenience in a serene coastal setting. [] - 1 Bedroom with fitted wardrobes [] - Open plan l...

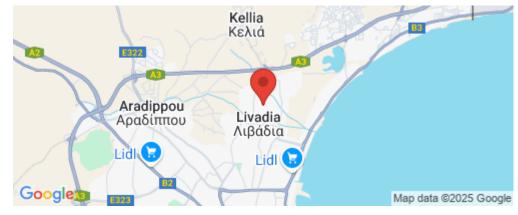
Property Info Plot / Area Info

Covered Area 50

Amenities

Location

Location: Livadia Larnakas Region: Larnaca Coordinates: 34.9541 / 33.6291



#### **Additional info**

| Reference Number | ptr025n1/blockb |
|------------------|-----------------|
| Property type    | Apartment       |
| Condition        | Brand New       |
| Bathrooms        | 1               |



#### Price: €221 000 + VAT

VAT for this property is €11,050 or €41,990. 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 |
|-----|----------|--------------------|--------------|-----------------|------|
| VAI |          | Price per SQM      | €4 420.00/m² |                 | None |

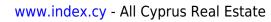
#### **Representative: Emerald Property Consultants**

| Registration number | 845   | Email      | info@cyprusemerald.com |
|---------------------|-------|------------|------------------------|
| License number      | 329/E | Legal name | N/A                    |

Phone: +35723080080

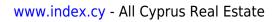
#### **Price change history**

€221 000 on Feb 26, 2025

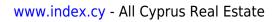
















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