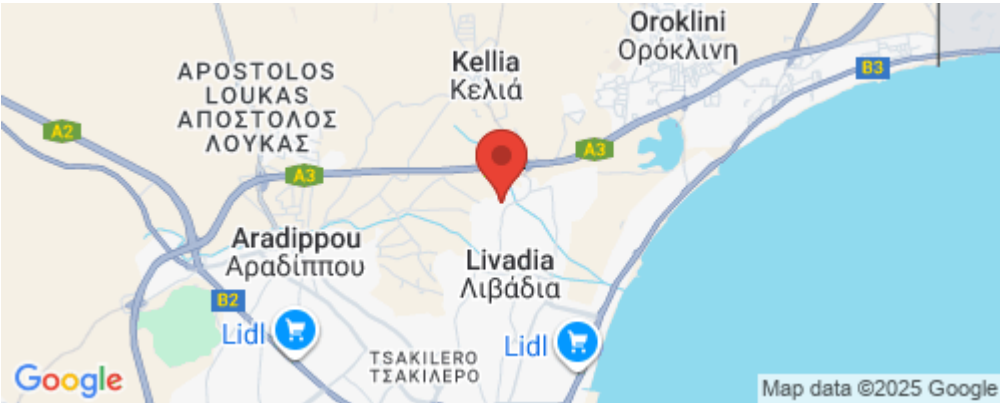


2 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

Modern, Two Bedroom Apartment for sale in Livadia area, Larnaca. Amazing location, close to all amenities such as schools, supermarkets, banks, coffee shops, pharmacies etc. A short drive to Larnaca Town Center, the harbor and the beach. Very easy access to Larnaca, Nicosia motorway. Larnaca International Airport is 15 minutes away.



Apartment for sale in Livadia area, Larnaca. The apartment is on the first floor and consists of an open plan kitchen, living room with dining area, covered veranda, a main bathroom, two bedrooms, one shower en suite in the master bedroom. Additionally, the apartment has an allocated covered parking and storage room on the ground level.

This ad...

| Property Info    |   | Plot / Area Info |                 | Additional info  |           |
|------------------|---|------------------|-----------------|------------------|-----------|
|                  |   |                  |                 | Reference Number | 50837     |
| Covered Area     | 76  |                  |                 | Property type    | Apartment |
| Air Conditioning | All rooms, Yes                                | Parking          | Covered, Yes    | Condition        | Brand New |
|                  |   |                  |                 | Bathrooms        | 2         |
| Amenities        |   | Location         |                 |                  |           |
| • Elevator       | Location: Livadia Larnakas                    |                  | Region: Larnaca |                  |           |
|                  | Coordinates: 34.958913491163 / 33.62605201321 |                  |                 |                  |           |

**Price: €175 000 + VAT**

VAT for this property is **€8,750** or **€33,250**. 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>€2 303.00/m<sup>2</sup></b> |                 |             |

**Representative: Kalogirou Real Estate**

|                     |              |            |                                     |
|---------------------|--------------|------------|-------------------------------------|
| Registration number | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number      | <b>569/E</b> | Legal name | <b>N/A</b>                          |
| Phone: +35724003723 |              |            |                                     |

**Price change history**

€170 000 on Mar 8, 2025  
€175 000 on Mar 22, 2025





