

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

2 bedroom villa for sale in a new complex in the Livadia area, Larnaca. On the ground floor there is a living room with an open-plan kitchen-dining room with access to the backyard and covered parking, and a guest toilet. On the upper floor there are two bedrooms with bathrooms, as well as an outdoor roof terrace. The complex has a communal swimming pool. The entire infrastructure is a 5-minute drive away. The villa is offered without furniture and household appliances.

### Property Info

Covered Area	<b>180</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>149304</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Livadia Larnakas Region: **Larnaca**

## Price: €320 000 + VAT

VAT for this property is **€23,467** or **€60,800**. 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>€1 778.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
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## Price change history

€320 000 on Apr 22, 2025

