

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

Listing is for a Two Bedroom Apartment located on the First Floor with Roof Terrace.



This Residential Building is located in Livadia, one of Larnaca's most prestigious areas. This exceptional property offers an exquisite living experience in a prime location.

The property is strategically positioned close to The American University of Cyprus, making it an ideal choice for faculty, staff, or students seeking a luxurious living arrangement.

This property is also a fantastic investment opportunity for those considering renting out their unit. The prestigious neighbourhood adds to the allure, attracting discerning tenants who appreciate the finer things in life.

## Price: €330 000 + VAT

VAT for this property is **€16,500** or **€62,700**. 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>€3 976.00/m²</b>		

## Representative: Purple International Real Estate

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## Price change history

€300 000 on May 2, 2025

€330 000 on Jul 10, 2025

