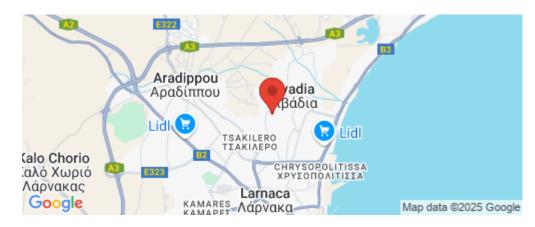


## 2 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

For sale is a modern apartment currently under construction in the highly sought-after area of Livadia. This spacious residence offers an internal space of 80 square meters, thoughtfully designed to provide comfort and function. The apartment includes two bedrooms and two bathrooms, making it ideal for both individuals and small families.



Located in Livadia, this apartment is part of a growing coastal community known for its quiet neighborhoods and reliable infrastructure. Residents enjoy easy access to local shops, cafes, and schools, as well as parks and beaches. Livadia offers a peaceful environment while remaining close to the center of Larnaca, providing the perfect balance of...

| Property Info                 |                      | Plot / Area Info |              | <b>Additional info</b> |                  |
|-------------------------------|----------------------|------------------|--------------|------------------------|------------------|
|                               | 80<br>All rooms, Yes | Parking          | Covered, Yes | Reference Number       | 12483            |
| Covered Area Air Conditioning |                      |                  |              | Property type          | <b>Apartment</b> |
|                               |                      |                  |              | Condition              | <b>Brand New</b> |
|                               |                      |                  |              | Bathrooms              | 2                |

| Amenities   | Location   |                 |
|-------------|--|-----------------|
| • Flourator | Location: Livadia Larnakas                                   | Region: Larnaca |
| • Elevator  | Coordinates: <b>34.943606440871</b> / <b>33.620592851506</b> |                 |



Price: €245 000 + VAT

VAT for this property is €12,250 or €46,550. 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

Price per SQM €3 063.00/m²

Common expenses None

## **Representative: Purple International Real Estate**

Registration number 1052 Email info@purpleinternational.eu License number 512/E Legal name A.A. Purple Real Estate Ltd

Phone: **+35723811058** 

## **Price change history**

€245 000 on May 28, 2025











