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

Listing is for a Two Bedroom Penthouse Apartment with Roof Terrace.



An impressive residential complex that will contribute to the development of Livadia Area into one of the most desired residential areas of Larnaca.

It is perfectly located in a tranquil residential neighbourhood, surrounded by houses and villas and right next to a beautiful park and only 2km from the sea, it also provides easy access to the highway.

This contemporary project consists of 2 separate Blocks of luxurious buildings with 20 stylish apartments: 2 x Two-Bedroom Apartments on the ground floor (one in each Block), 6 x Two-Bedroom Apartments on the 1st Floor, 4 x One-Bedroom Apartments on the...

| Property Info    |   | Plot / Area lı | nfo          | Additional info      |                     |  |  |
|------------------|---|----------------|--------------|----------------------|---------------------|--|--|
|                  |   |                |              | Reference Number     | 13855               |  |  |
| Covered Area     | 78  | Pool           | Yes          | Property type        | Apartment           |  |  |
| Air Conditioning | All rooms, Yes  | Parking        | Covered, Yes | Condition            | <b>Brand New</b>    |  |  |
|                  |   |                |              | Bathrooms            | 2                   |  |  |
| Amenities        | Location  |                |              |                      |                     |  |  |
| • Elevator       |   |                |              | gion: <b>Larnaca</b> |                     |  |  |
|                  | Coordinates: <b>34.954067231554 / 33.623596925603</b> |                |              |                      |                     |  |  |
| Sep 9, 2025      |   |                | 1/5          |                      | https://index.cy/sa |  |  |



#### Price: €270 000 + VAT

VAT for this property is €13,500 or €51,300. 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 |
|-----|----------|--------------------|--------------|-----------------|------|
|     |          | Price per SQM      | €3 462.00/m² |                 | None |

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

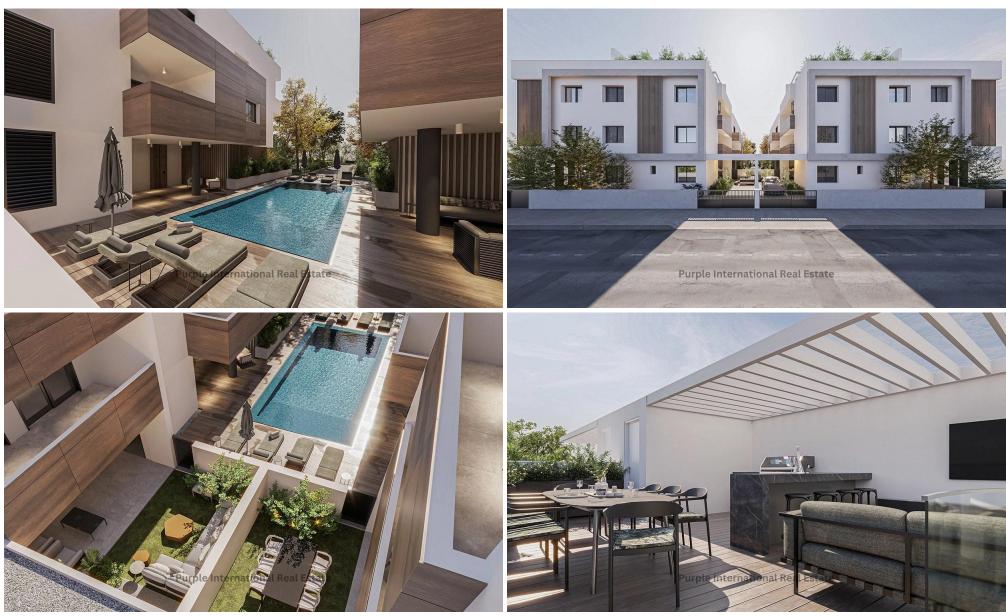
| Registration number | 1052  | Email      | info@purpleinternational.eu |
|---------------------|-------|------------|-----------------------------|
| License number      | 512/E | Legal name | A.A. Purple Real Estate Ltd |
|                     |       |            |                             |

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#### **Price change history**

€270 000 on May 28, 2025

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