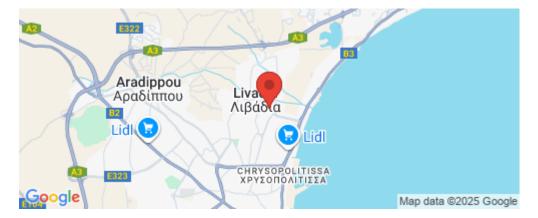


## 2 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

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



This Apartment is nestled within a prestigious residential project that epitomizes modern luxury and convenience. The Property, ideally situated on the second floor, offers a blend of elegance and functionality that defines contemporary living.

## Key Features:

High-end finishings throughout the apartment.

Masterfully designed layout for optimal space utilization.

Located in the heart of Livadia, this exclusive community ensures a coveted lifestyle. Here, you're just a 5-minute drive from the upcoming New Marina. The esteemed American University of Cyprus is also conveniently close, ma...

| Property Info    |                | Plot / Area Info |              | Additional info  |                  |
|------------------|----------------|------------------|--------------|------------------|------------------|
|                  |                |                  |              | Reference Number | 18441            |
| Covered Area     | 75             | Plot area        | 87           | Property type    | <b>Apartment</b> |
| Air Conditioning | All rooms, Yes | Parking          | Covered, Yes | Condition        | <b>Brand New</b> |
|                  |                |                  |              | Bathrooms        | 2                |

Amenities Location



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

Coordinates: **34.9465876** / **33.63219927** 



Price: €300 000 + VAT

VAT for this property is €15,000 or €57,000. 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 €4 000.00/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**

€290 000 on May 28, 2025 €300 000 on Aug 24, 2025



















