

2 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

Modern and functional 2-bedroom penthouse located on the 1st floor of a boutique low-rise building. The property features a comfortable layout, high-quality finishes, and a spacious private roof garden — perfect for relaxing or entertaining outdoors.



- 2 Bedrooms
- Large Private Roof Garden
- Private Parking
- Few Minutes from Larnaca New Marina & Port
- Close to Shops, Restaurants & Cafés

An excellent opportunity to own a stylish home or investment property in one of Larnaca's fastest-growing and most promising areas.

Property Info

Covered Area	98
Covered Veranda	26
Floor Number	1
Total Number of Floors	2
Energy Efficiency	A

Plot / Area Info

Additional info

Reference Number	6700
Property type	Apartment
Condition	Under Construction
Bathrooms	2

Amenities

Location



- Roof Garden

Location: Livadia Larnakas

Region: **Larnaca**

Coordinates: **34.943670169162 / 33.62064242935**

www.index.cy - All Cyprus Real Estate

Price: €287 000 + VAT

VAT for this property is **€14,350** or **€54,530**. 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	€2 929.00/m²		

Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone: +35725255505, +35794001333			

Price change history

€287 000 on Jun 11, 2025





BLOCK E 1ST FLOOR

E102 ▶
2 Bedrooms
2 Bathrooms
72 SQM Internal Area
26.5 SQM Covered Veranda



▶ **E103**
2 Bedrooms
2 Bathrooms
72 SQM Internal Area
16 SQM Covered Veranda

◀ **E101**
2 Bedrooms
2 Bathrooms
72 SQM Internal Area
13 SQM Covered Veranda

◀ **E104**
2 Bedrooms
2 Bathrooms
72 SQM Internal Area
14 SQM Covered Veranda

BLOCK E 2ND FLOOR

▶ **E102**
68 Roof Garden



▶ **E202**
2 Bedrooms
2 Bathrooms
72 SQM Internal Area
16 SQM Covered Veranda

◀ **E201**