

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

Modern 2-Bedroom Penthouse with Large Terrace in Prestigious Livadia – Just 2 Minutes from the Beach!



Located in the highly desirable residential area of Livadia, this stylish 2-bedroom penthouse sits on the top floor of a modern two-story building. It boasts a spacious private terrace — ideal for outdoor dining, entertaining, or enjoying the Mediterranean sun.

- 2 Bedrooms
- Penthouse on the 2nd Floor
- Large Private Terrace
- Located in Prestigious Livadia
- Just 2 Minutes from the Beach
- Modern Design & High-Quality Finishes
- Peaceful Residential Neighborhood

Perfect for thos...

### Property Info

### Plot / Area Info

### Additional info

Covered Area **97**  
 Covered Veranda **12**  
 Uncovered Veranda **95**  
 Floor Number **2**  
 Total Number of Floors **2**  
 Energy Efficiency **A**

Parking

**Covered, Yes**

Reference Number **6711**  
 Property type **Apartment**  
 Condition **Under Construction**  
 Bathrooms **2**

### Amenities

### Location

- Parking

**Location:** Livadia Larnakas

Region: **Larnaca**

Coordinates: **34.952578608699 / 33.631006467823**

## 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 093.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€300 000 on Jun 11, 2025



## 2<sup>ND</sup> FLOOR

