

2 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

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



This Residential Building is located in Livadia, one of Larnaca’s most prestigious areas. This exceptional property offers an exquisite living experience in a prime location.

The property is strategically positioned close to The American University of Cyprus, making it an ideal choice for faculty, staff, or students seeking a luxurious living arrangement.

This property is also a fantastic investment opportunity for those considering renting out their unit. The prestigious neighbourhood adds to the allure, attracting discerning tenants who appreciate the finer things in life.

Residents w...

Property Info		Plot / Area Info		Additional info	
Covered Area	80	Parking	Covered, Yes	Reference Number	13333
Air Conditioning	All rooms, Yes			Property type	Apartment
				Condition	Brand New
				Bathrooms	2
Amenities		Location			
Sep 11, 2025		1/6		<a href="https://index.cy/sale/7843264">https://index.cy/sale/7843264</a>	



- Elevator

**Location:** Livadia Larnakas

Region: **Larnaca**

Coordinates: **34.945939142969 / 33.629912137985**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

## Price: €330 000 + VAT

VAT for this property is **€16,500** or **€62,700**. 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>€4 125.00/m²</b>		

## Representative: Purple International Real Estate

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## Price change history

€330 000 on Jul 10, 2025









