

1 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

Located within walking distance of major educational institutions and the upcoming Larnaca Marina, this residential development offers 23 apartments designed to accommodate various lifestyle needs. The building includes one-, two-, and three-bedroom units, as well as penthouses with private roof gardens. Each apartment is built with functionality in mind, combining spacious layouts with practical features such as storage rooms and access to nearby amenities. The location provides convenient access to the American University of Cyprus, Balamand Medical School, and the Larnaca Land of Tomorrow area. Situated in a quiet residential neighborhood, the building is just 500 meters from the beach...



Property Info

Plot / Area Info

Covered Area	63
Covered Veranda	12
Floor Number	1
Total Number of Floors	1

Additional info

Reference Number	B307-104
Property type	Apartment
Condition	Pre-Owned
Bathrooms	1

Amenities

Location

Location: Livadia Larnakas Region: **Larnaca**
Coordinates: **34.94413 / 33.63441**

Price: €170 000 + VAT

VAT for this property is **€8,500** or **€32,300**. 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	~€3 400.00	Common expenses	None
		Price per SQM	€2 698.00/m²		

Representative: Cyprus Developers Alliance (CDA Group)

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Price change history

€170 000 on Aug 26, 2025





