

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

Two-bedroom apartment for sale in a residential complex in Livadia, Larnaca. The project includes only six luxury apartments and is located in a prestigious area just 200 meters from the sea, next to the American University and the Larnaca Yacht Club. The complex successfully combines modern design, convenient layout and excellent location. Residents will be able to enjoy the waterfront, educational and sports facilities, as well as easy access to the city center and major road junctions. The apartment is an ideal choice for a comfortable stay by the sea or a profitable investment in real estate in one of the most sought-after areas of Larnaca.

### Property Info

Covered Area	<b>107</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>No</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>175948</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

#### Location

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

## Price: €380 000 + VAT

VAT for this property is **€19,000** or **€72,200**. 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>€3 551.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
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## Price change history

€380 000 on Sep 17, 2025



