


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

Discover a stylish two-bedroom apartment in a premium residential development in Livadia, one of Larnaca's most desirable and fast-growing neighborhoods. 

The apartment offers a spacious open-plan layout with a modern kitchen, living, and dining area, designed for both comfort and functionality. Large energy-efficient windows fill the space with natural light, while high-end European tiles, parquet flooring, and luxury sanitary fittings create an elegant interior.

Each of the two bedrooms is thoughtfully designed to provide privacy and relaxation, with ample storage and access to a modern bathroom. A private covered veranda extends the living space outdoors, perfect for enj...

### Property Info

Covered Area	<b>110</b>
Covered Veranda	<b>24</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>2</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>9149</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Livadia Larnakas

Region: **Larnaca**

Coordinates: **34.958909783706 / 33.619172591913**

## Price: €290 000 + VAT

VAT for this property is **€14,500** or **€55,100**. 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>~€8 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 636.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
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## Price change history

€260 000 on Oct 1, 2025  
€290 000 on Dec 4, 2025

