

## 49m<sup>2</sup> Apartment for Sale in Livadia Larnakas, Larnaca District

Discover a modern studio apartment in a premium residential development in Livadia, one of Larnaca's most desirable and fast-growing neighborhoods. X

The thoughtfully designed open-plan layout combines a cozy living area, functional kitchen, and sleeping space, offering maximum comfort and practicality in a stylish setting. Large energy-efficient windows create a bright and welcoming atmosphere, complemented by elegant European tiles, parquet flooring, and high-quality fittings.

A private covered veranda extends the living space outdoors, ideal for relaxing or entertaining.

Residents enjoy exclusive access to upscale amenities, including a swimming pool, gym, sauna, l...

Property Info	Plot / Area Info	Additional info
Covered Area	<b>49</b>	Reference Number
Covered Veranda	<b>9</b>	Property type
Floor Number	<b>2</b>	Bathrooms
Total Number of Floors	<b>2</b>	<b>9156</b>
		<b>Apartment</b>
		<b>1</b>

Amenities	Location	
• Parking	<b>Location:</b> Livadia Larnakas Coordinates: <b>34.958909783706 / 33.619172591913</b>	Region: <b>Larnaca</b>

## Price: €190 000 + VAT

VAT for this property is **€9,500** or **€36,100**. 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>~€4 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 878.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

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## Price change history

€190 000 on Oct 1, 2025



