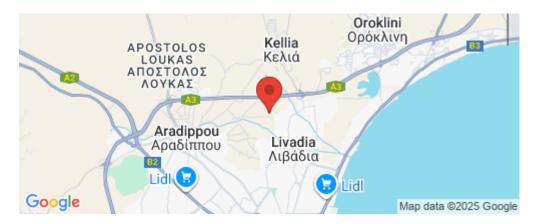


1 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

Discover a luxurious one-bedroom penthouse with a private rooftop terrace in a premium residential development in Livadia, one of Larnaca's most desirable and fast-growing neighborhoods.



The penthouse features an open-plan kitchen, living, and dining area designed for both comfort and functionality. Large energy-efficient windows create a bright and airy atmosphere, complemented by high-quality European tiles, parquet flooring, and luxury sanitary fittings.

The bedroom offers a private retreat with ample storage and a modern bathroom. A covered veranda extends the living space outdoors, while the private rooftop terrace with panoramic views and a built-in barbecue area pro...

Property Info		Plot / Area Info		Additional info	
Covered Area	79		Common, Yes	Reference Number	9168 Apartment
Covered Veranda	27	Pool			
Floor Number	2	Parking	Covered, Yes	Property type	
Total Number of Floors	2			Bathrooms	1

Amenities Location

• Roof Garden

Location: Livadia Larnakas

Region: Larnaca

Coordinates: 34.958909783706 / 33.619172591913



Price: €275 000 + VAT

VAT for this property is €13,750 or €52,250. 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 ~€7 600.00

Price per SQM €3 481.00/m²

Common expenses None

Representative: RealDeal Estates

Registration number 1311 Email info@realdeal.cy
License number 347/E Legal name Esperia Estates (Limassol-Paphos) Limited

Phone: **+35725255505**, **+35794001333**

Price change history

€275 000 on Oct 1, 2025















