

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

The new contemporary project is located in Livadia area, just 400 meters from the seafront and in close proximity to the American University of Larnaca as well as major developments in the area which will see the construction of a seafront park. All the amenities you need for a comfortable life are within easy reach.

The residential complex consists of three buildings, hosting 52 luxury one and two-bedroom apartments set in a private gated community. The apartments feature light and airy open plan living areas, spacious bedrooms, and large verandas to enjoy the views and the salty breeze on a sunny day. The top quality specifications and finishes add to the overall sense of luxury ...



Property Info		Plot / Area Info		Additional info	
Covered Area	50			Reference Number	EEOO
Covered Veranda	20			Property type Condition	5589 Apartment Brand New
Floor Number	1		Common, Yes Covered, Yes		
Total Number of Floors	4				
Furnishing	<b>Furnished</b>			Bathrooms	1

## Amenities Location

• Parking Location: Livadia Larnakas Region: Larnaca

Coordinates: 34.950583 / 33.643667



Price: €250 000 + VAT

VAT for this property is €12,500 or €47,500. 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 None

Price per SQM €5 000.00/m²

Common expenses None

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## Representative: Cyprus Sotheby's International Realty

Registration number 1013 Email info@cyprus-sothebysrealty.com
License number 517/E Legal name ConceptRealty Ltd

Phone: +35726080180, +35797612926

## **Price change history**

€250 000 on Oct 8, 2025

















