


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

Modern 2-bedroom apartment for sale in Livadia, Larnaca — an excellent opportunity for comfortable living or investment. Located on the 2nd floor of a small 7-unit building, the apartment is freshly painted and ready to move in. 

- ✓ 2 bedrooms
- ✓ 2 bathrooms
- ✓ Internal area: 70 m<sup>2</sup>
- ✓ Covered veranda: 11 m<sup>2</sup>
- ✓ Rooftop: 60 m<sup>2</sup>
- ✓ Furnished
- ✓ Electrical appliances
- ✓ Storage room
- ✓ Covered rear parking
- ✓ Clean Title Deeds
- ✓ Built in 2009

□ Price: €180,000

□ Available for rent at €800 per month.

### Property Info

Covered Area	<b>81</b>
Covered Veranda	<b>11</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Furnished</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>10396</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>2</b>

### Amenities

### Location



## Price: €180 000 + VAT

VAT for this property is **€9,000** or **€34,200**. 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>~€3 800.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€2 222.00/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>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€195 000 on Nov 18, 2025

€180 000 on Nov 19, 2025







