

## 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 m² ✓ Covered veranda: 11 m²
- ✓ Rooftop: 60 m²
- ✓ Furnished
- ✓ Electrical appliances
- ✓ Storage room
- ✓ Covered rear parking
- ✓ Clean Title Deeds
- ✓ Built in 2009
- ☐ Price: €180,000
- ☐ Available for rent at €800 per month.

Location

Property Info		Plot / Area Info		Additional info	
Covered Area	81			Reference Number	10396
Covered Veranda	11			Property type	Apartment
Floor Number	2	Parking	Covered, Yes	Condition	<b>Pre-Owned</b>
Total Number of Floors	<b>2</b>			Construction Year	2001-2010
Furnishing	Furnished			Bathrooms	2

**Amenities** 



Location: Livadia Larnakas

Coordinates: **34.954988030164** / **33.632798198579** 

Region: Larnaca



**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	Excluded	Title transfer fee	~€3 800.00	Common expenses	None
Title deed	Has Title	Price per SQM	€2 222.00/m <sup>2</sup>		None

## **Representative: RealDeal Estates**

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

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## **Price change history**

€195 000 on Nov 18, 2025 €180 000 on Nov 19, 2025























