

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

Amazing ,Two - Bedroom Apartments in Livadia area, Larnaca. Amazing location, close to all amenities, such as schools, major supermarket, coffee shops, bank, pharmacies etc. Just a short drive away from Larnaca Town Centre, the harbor and the beach. Very easy access to Larnaca, Nicosia motorway without getting delayed in any traffic. A 10-minute drive to the new Metropolis Mall of Larnaca. 

Apartments for Sale in Livadia area, Larnaca. The apartment is on the First floor with internal covered area of 86 sq.m. The property consist of open an plan kitchen, dining and living area, two bedrooms, the master bedroom has en suit shower and one common bathroom with wc, 16sq.m cover...

| Property Info    | Plot / Area Info      |                     | Additional info  |                  |
|------------------|-----------------------|---------------------|------------------|------------------|
| Covered Area     | <b>86</b>             |                     | Reference Number | <b>53943</b>     |
| Air Conditioning | <b>All rooms, Yes</b> | Parking             | Property type    | <b>Apartment</b> |
|                  |                       | <b>Covered, Yes</b> | Condition        | <b>Brand New</b> |
|                  |                       |                     | Bathrooms        | <b>2</b>         |
|                  |                       |                     | View             | <b>City view</b> |

| Amenities | Location                                                                                   |                        |
|-----------|--------------------------------------------------------------------------------------------|------------------------|
| • Balcony | <b>Location:</b> Livadia Larnakas<br>Coordinates: <b>34.939552580756 / 33.619611261062</b> | Region: <b>Larnaca</b> |

## Price: €226 000 + VAT

VAT for this property is **€11,300** or **€42,940**. 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.

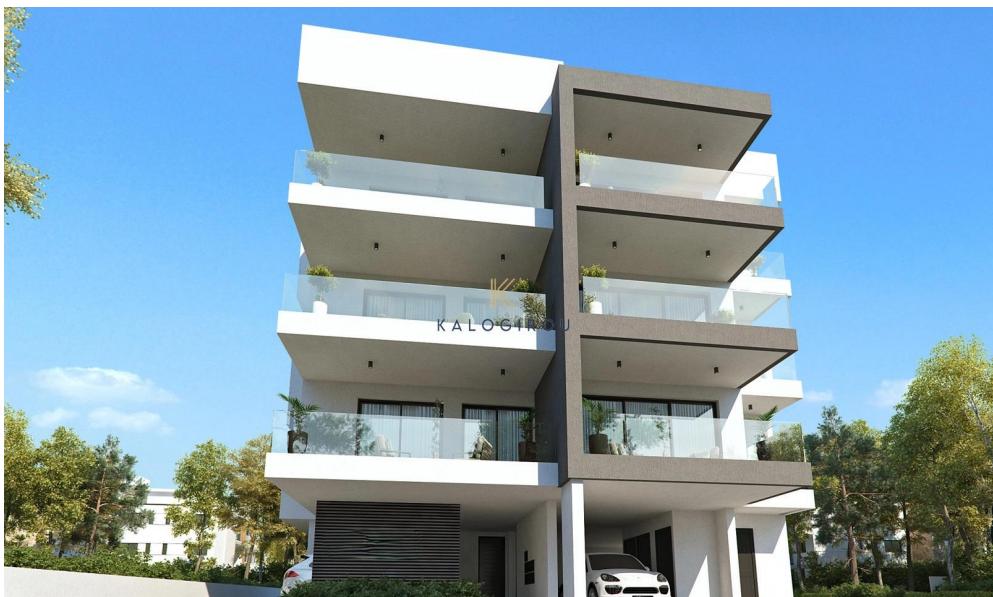
|     |                 |                                     |                                               |                 |             |
|-----|-----------------|-------------------------------------|-----------------------------------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee<br>Price per SQM | <b>None</b><br><b>€2 628.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|-----------------------------------------------|-----------------|-------------|

## Representative: Kalogirou Real Estate

|                            |              |            |                                     |
|----------------------------|--------------|------------|-------------------------------------|
| Registration number        | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number             | <b>569/E</b> | Legal name | <b>N/A</b>                          |
| Phone: <b>+35724003723</b> |              |            |                                     |

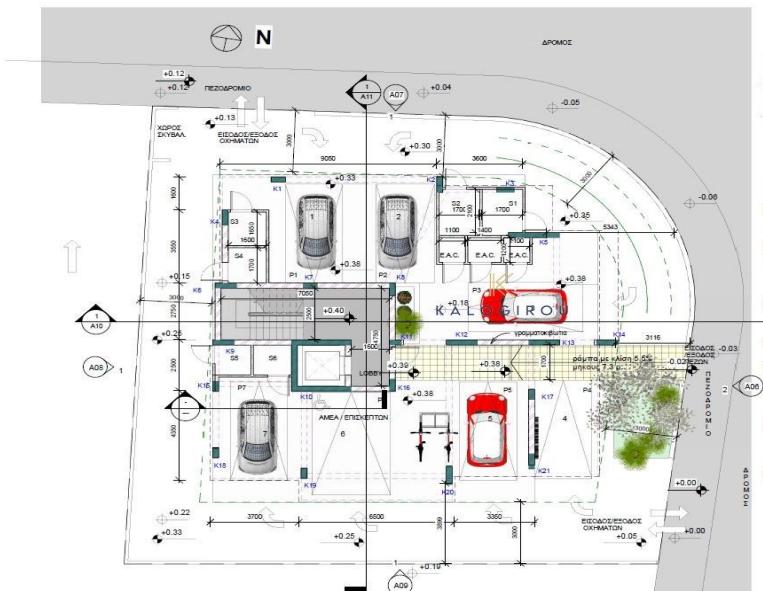
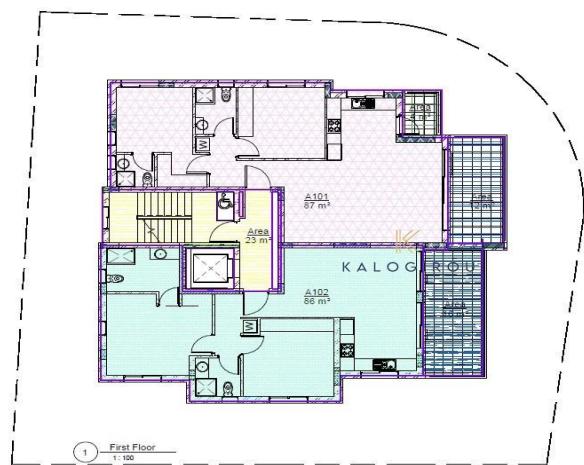
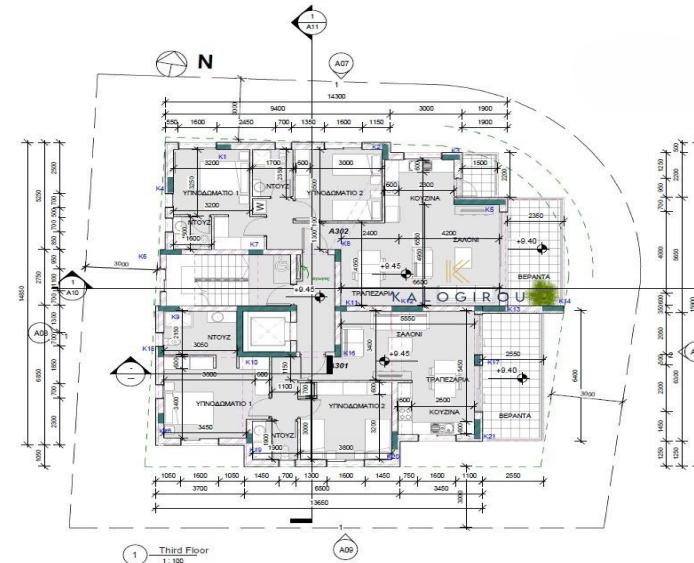
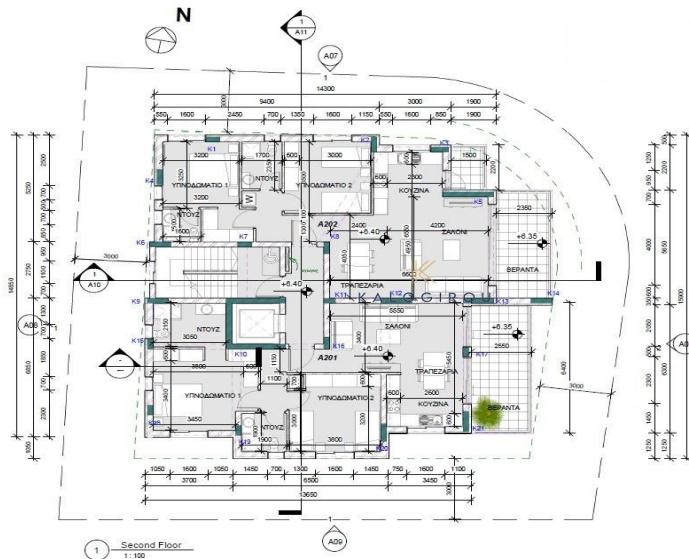
## Price change history

€226 000 on Nov 20, 2025



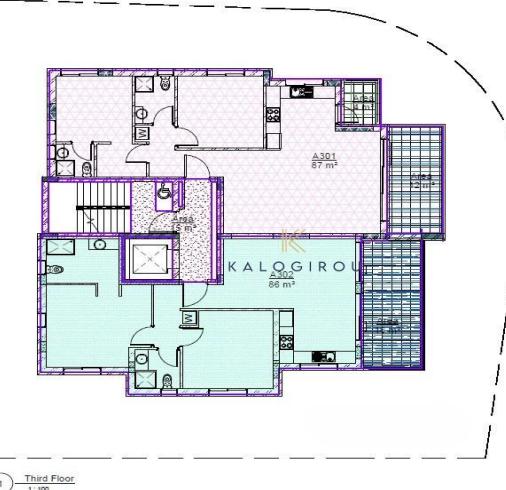




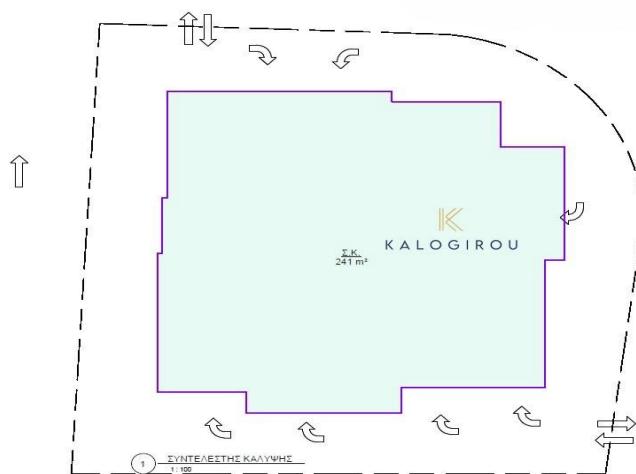




1 Second Floor 1:100



1 Third Floor 1:100



1 ΣΥΝΤΕΛΕΣΤΗΣ ΚΑΛΥΨΗΣ 1:100