

1 Bedroom Apartment for Sale in Livadia Larnakas, Larnaca District

This elegant 1-bedroom apartment combines sophisticated design with a serene seaside setting. Positioned along the Dhekelia coastal road, it provides convenient access to the beachfront promenade, daily amenities, and major transport routes, making it ideal for year-round living or investment.

The apartment features a spacious open-plan living area, a modern kitchen with premium European finishes, and a generously sized bedroom. A large veranda enhances indoor-outdoor living while the high ceilings and full-height glazing maximise natural light. Advanced specifications such as underfloor heating, VRV cooling, double glazing, and thermal insulation ensure exceptional comfort.

Price: €740 000 + VAT

VAT for this property is **€37,000** or **€140,600**. 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	~€26 200.00	Common expenses	None
		Price per SQM	€8 315.00/m²		

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Price change history

€740 000 on Nov 28, 2025





