

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

### 2+1 BEDROOM APARTMENT – SPACIOUS LIVING WITH FLEXIBLE DESIGN

The 2+1 bedroom apartment offers generous interiors and a versatile layout that adapts perfectly to modern lifestyles. The open-plan living and dining area flows onto a large main veranda, creating an airy and inviting space ideal for entertaining, relaxing, or enjoying the quiet surroundings of the neighborhood.

The modern kitchen is designed with style and functionality in mind, featuring premium finishes and ample workspace. Two spacious private rooms provide comfort for family members or guests, while the additional flex room ("+1") opens the door to endless possibilities — a home office, dressing room, h...

#### Property Info

Covered Area	<b>60</b>
Covered Veranda	<b>26</b>
Floor Number	<b>4</b>
Total Number of Floors	<b>4</b>

#### Plot / Area Info

Parking	<b>Covered, Yes</b>
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#### Additional info

Reference Number	<b>240934</b>
Property type	<b>Apartment</b>
Construction Year	<b>2027</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

**Location:** Livadia Larnakas **Region:** Larnaca

## Price: €320 000 + VAT

VAT for this property is **€16,000** or **€60,800**. 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 Price per SQM	<b>~€9 400.00</b> <b>€5 333.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

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License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
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## Price change history

€320 000 on Nov 29, 2025

