


## 2 Bedroom Apartment for Sale in Larnaca - Sotiros

For sale: A modern two-bedroom, two-bathroom apartment currently under construction in the desirable area of Livadia. Offering 78 square meters of thoughtfully designed internal space, this home is located on the first floor of a four-story building equipped with an elevator for easy access. 

The apartment features a layout that maximizes comfort and functionality, making it perfect for couples, small families, or professionals. Expect a bright living area, generously sized bedrooms, and contemporary finishes throughout. The property has achieved an energy efficiency A rating, ensuring it remains both environmentally friendly and cost-effective to run.

Livadia is a well-known...

### Property Info

Covered Area **78**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **29230**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Balcony

### Location

**Location:** Larnaca - Sotiros  
 Coordinates: **34.93712518738 / 33.628160234547**  
 Region: **Larnaca**

## Price: €279 000 + VAT

VAT for this property is **€13,950** or **€53,010**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 577.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

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## Price change history

€279 000 on Dec 17, 2025



