

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

This luxurious two-bedroom penthouse is part of a modern two-storey residential project designed for contemporary living. The penthouse features a spacious and thoughtfully planned layout, with bright and airy interiors and private outdoor space, ideal for relaxation and entertaining. 

Located just 1 km from the sea, the property enjoys a prime residential location next to a park and surrounded by houses, providing a peaceful and family-friendly environment. Residents benefit from easy access to shops, restaurants, and other local amenities, making this penthouse an excellent choice for permanent residence or investment.

### Property Info

Covered Area	<b>102</b>
Covered Veranda	<b>24</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>2</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>10976</b>
Property type	<b>Apartment</b>
Bathrooms	<b>3</b>

### Amenities

- Roof Garden

### Location

**Location:** Livadia Larnakas      Region: **Larnaca**  
**Coordinates:** **34.94455842 / 33.63248706**

## Price: €345 000 + VAT

VAT for this property is **€17,250** or **€65,550**. 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>~€10 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 382.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€345 000 on Dec 20, 2025



