

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

### 2-Bedroom Penthouse

The two-bedroom penthouse offers an elevated and refined living experience, combining spacious interiors with enhanced privacy and premium outdoor areas. Positioned on the top floor, the property benefits from better views, increased natural light, and a more exclusive atmosphere. The open-plan living and dining area flows seamlessly into a modern kitchen, creating a bright and elegant central space ideal for both everyday living and entertaining. Large sliding doors open onto an expansive private terrace, extending the living area outdoors and providing the perfect setting for relaxation, dining, or hosting guests. The bedrooms are thoughtfully desig...

#### Property Info

Covered Area **94**  
 Covered Veranda **18**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **243394**  
 Property type **Apartment**  
 Bathrooms **2**

#### Amenities

- Parking

#### Location

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

## Price: €305 000 + VAT

VAT for this property is **€15,250** or **€57,950**. 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>~€8 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 245.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€305 000 on Mar 21, 2026

