

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

This elegant residential development brings together refined design, modern comfort, and a sense of understated luxury. Ideally situated in the sought-after area of Livadia in Larnaca, it offers effortless access to everyday amenities, making it an excellent choice for both family living and investment. ✖

The project comprises three contemporary blocks featuring stylish one- and two-bedroom apartments. Each residence is thoughtfully designed with spacious bedrooms and modern bathrooms, combining practicality with comfort. High-quality interior finishes add a sophisticated touch, while large double-glazed windows fill the spaces with natural light, creating bright and inviting interior...

### Property Info

Covered Area	<b>64</b>
Covered Veranda	<b>14</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>17239</b>
Property type	<b>Apartment</b>
Bathrooms	<b>1</b>

### Amenities

- Parking

### Location

**Location:** Livadia Larnakas      Region: **Larnaca**  
 Coordinates: **34.954836 / 33.623997**

**Price: €188 000 + VAT**

VAT for this property is **€9,400** or **€35,720**. 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>~€4 120.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 938.00/m<sup>2</sup></b>		

**Representative: Cyprus Sotheby's International Realty**

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**Price change history**

€188 000 on May 21, 2026







