

#23071

FOR SALE



## Larnaca, Livadia

198 m<sup>2</sup> Covered | 2 Bedrooms | 3 Bathrooms



## Description

€225,000 <sup>+VAT</sup>

Top floor, two-bedroom apartment with roof garden for sale in Livadia, Larnaca. Elevated location. Easy access to the highway and all main roads. Walking distance to all amenities. Short drive to the beach (3km) and to Larnaca city center (6km). The 2nd floor apartment consists of two bedrooms (master bedroom with ensuite facilities), main bathroom, an open plan kitchen/dining/living room, a covered veranda, roof garden with WC+shower, a private, covered parking and a storage room.

- Total covered area: 198m<sup>2</sup>
- Internal area: 78.5m<sup>2</sup>
- Covered veranda: 24.4m<sup>2</sup>
- Roof Garden area: 95m<sup>2</sup>
- A/C provision, Intercom, double glazed windows, granite worktops (kitchen, W/C & bath)
- Fitted wardrobes, kitchen & doors (your choice of color on early construction stage)

TYPE	Apartment
BEDROOMS	2
BATHROOMS	3
COVERED	198 m <sup>2</sup>
STATUS	Under construction
ENERGY EFFICIENCY RATING	A
YEAR OF CONSTRUCTION	2025
TITLE DEED	Yes



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