

#28578

# Two Bedroom Apartment in Livadia, Larnaca

📍 Livadia Larnakas, Larnaca

**€285,000** +VAT





# Overview

## Specifications

Bedrooms



2

Bathrooms



2

Covered



80 m<sup>2</sup>

|                 |                   |
|-----------------|-------------------|
| Type            | Apartment         |
| Toilets         | 2                 |
| Covered veranda | 15 m <sup>2</sup> |
| Roof garden     | 55 m <sup>2</sup> |

|                          |                                                                                       |
|--------------------------|---------------------------------------------------------------------------------------|
| Status                   | Off plan                                                                              |
| Year of construction     | 2027                                                                                  |
| Furnished                | Unfurnished                                                                           |
| Energy efficiency rating |  A |

## Description

Two bedroom apartment located in Livadia, Larnaca. Next to stores, shops, pharmacies, and schools, supermarkets, a short drive to the sea and beaches, Larnaca center, with easy access to the highway.

The apartment will consist of an open-plan kitchen/living room/dining area, two bedrooms (master with en-suite facilities), a family bathroom, and a covered veranda. A roof garden will consist of a toilet and a jacuzzi.

Moreover, there will be a covered parking space on the ground floor.

Complex Facilities:

- Secure entry
- Common swimming pool
- Fully equipped gym
- BBQ area
- Playground
- Sauna
- Changing room
- High-quality finishes
- Energy-efficient design?
- Elevated

\*The properties can be offered fully furnished or include electrical appliances at an additional cost.



# Floor plans

## FLOOR PLANS

## GROUND FLOOR



## THIRD FLOOR



|                                                                                                                                                                          |                                                                                                                                                         |                                                                                                                                                    |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Apartment 301</b><br>85m² covered living area<br>23.5m² veranda area<br>59m² roof garden<br>2.5m² storage room<br>2 bedrooms<br>2 bathrooms (1 en-suite)<br>1 parking | <b>Apartment 302</b><br>64m² covered living area<br>13.5m² veranda area<br>61m² roof garden<br>3m² storage room<br>1 bedroom<br>1 bathroom<br>1 parking | <b>Apartment 303</b><br>81.5m² covered living area<br>23m² veranda area<br>77m² roof garden<br>2 bedrooms<br>2 bathrooms (1 en-suite)<br>1 parking |
| <b>Apartment 304</b><br>80m² covered living area<br>14.5m² veranda area<br>55m² roof garden<br>2 bedrooms<br>2 bathrooms (1 en-suite)<br>1 parking                       | <b>Apartment 305</b><br>119m² covered living area<br>36.5m² veranda area<br>48m² roof garden<br>3 bedrooms<br>2 bathrooms (1 en-suite)<br>1 parking     | <b>Apartment 306</b><br>55m² covered living area<br>23.5m² veranda area<br>67m² roof garden<br>1 bedroom<br>1 bathroom<br>1 parking                |



# Additional information

## Facilities

Aircondition, Split system

Gated complex

Landscaped garden

Pool, Communal

Childrens playground

Gym

Outdoor shower

Sauna

Clubhouse

Heating, Split system

Parking, Covered

## Features

Bright

Easy access to highway

En suite bathroom

Fitted wardrobes

High ceilings

Modern design

Near amenities

Panoramic view

Roof garden

Combined kitchen and dining area

Easy access to main roads

En suite shower

Floor-to-ceiling windows

Jacuzzi

Mountain view

Near bus route

Pipe-in-pipe plumbing system

Veranda

Double glazing

Elevated

Energy efficient doors/windows

Garden

Luxury specifications

Municipal water/sewage

Next to green area

Quiet area

Walk-in closet

## Contact us



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