

Property Code:	A10547	Type:	Sale - Apartment
Location:	Larnaca - Livadia Livadia Tourist Area	Internal Area:	79 m ²
Bedrooms:	2	Bathrooms:	2
Year of construction:	2028	Status:	Off Plan
VAT:	+ VAT		

Property features:

Covered Parking	Elevator	Roof Garden	Storage
Top Floor Apartment (Penthouse)			

Description:

Exclusive Penthouse with Private Roof Garden | Livadia (Land of Tomorrow)

Welcome to a rare opportunity to own a modern, sun-drenched penthouse on the 4th floor in the up-and-coming "**Land of Tomorrow**" area of Livadia, Larnaca. This property masterfully combines boutique living with expansive private outdoor space, offering a unique urban sanctuary just moments from the sea.

Property Highlights:

Prime Boutique Living: Part of an exclusive, low-density development with only **16 units** in the block, ensuring privacy and a sense of community.

Unmatched Outdoor Lifestyle: This penthouse is defined by its generous outdoor areas. Enjoy a **22m² covered veranda** off the living space, perfect for all-day shade, alongside a breathtaking **51m² private roof garden**—your own panoramic oasis for sunbathing, entertaining, or creating a green retreat.

Modern & Efficient Layout:

Covered Area: 79m² of bright, contemporary living space.

Bedrooms: 2 spacious double bedrooms.

Bathrooms: 2 modern, well-appointed bathrooms, offering convenience and privacy.

Full Building Amenities: Includes a **covered parking space**, a **private storage room**, and

PENTHOUSE WITH PRIVATE ROOF GARDEN IN LIVADIA

€ 340 000

a **modern elevator** for effortless access.

The Location - Land of Tomorrow, Livadia:

Positioned in one of Larnaca's most promising and convenient neighborhoods, you are perfectly placed:

Just 1km from Livadia Beach - an easy stroll to the sandy coastline and crystal-clear waters.

Approx. 12km from Larnaca International Airport (LCA) - ensuring easy travel connections.

Enjoy local amenities, cafes, and the authentic charm of Livadia village, with quick access to the city center and the vibrant New Marina.

Ideal For:

The discerning buyer or investor seeking a lock-and-leave lifestyle with exceptional outdoor potential. This penthouse is perfect for those who value privacy, modern design, and a fantastic location between the serene sea and the city's pulse.

A unique offering where boutique living meets sky-garden luxury. Contact us today to arrange a private viewing.

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