

<b>Property Code:</b>	A11751	<b>Type:</b>	Sale - Apartment
<b>Location:</b>	Larnaca - Livadia	<b>Internal Area:</b>	50 m <sup>2</sup>
<b>Bedrooms:</b>	1	<b>Bathrooms:</b>	1
<b>Year of construction:</b>	2027	<b>Status:</b>	Under Construction
<b>VAT:</b>	+VAT		

**Property features:**

Covered Parking	Elevator	Storage	Top Floor Apartment (Penthouse)
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**Description:**

## Charming 1-Bedroom Apartment in Livadia - Just 1.5km from the Sea

Situated in the sought-after area of Livadia, this modern second-floor apartment offers a fantastic opportunity for first-time buyers, investors, or those seeking a convenient coastal lifestyle. Located in an intimate residential block of just 8 units, this property promises privacy and a sense of community.

**Key Features:**

**Internal Area:** 50 m<sup>2</sup> of cozy and functional living space.

**Veranda:** Covered 9 m<sup>2</sup> veranda, perfect for enjoying your morning coffee.

**Building:** Lift access to the 2nd floor for added convenience.

**Extras:** Includes a dedicated covered parking space and a separate 4.5 m<sup>2</sup> storage room.

**Bathrooms:** 1 modern bathroom.

**Prime Location:**

Enjoy the perfect balance of tranquility and accessibility. The apartment is located just **1.5km from the sea**, allowing you to easily enjoy the coastline. With Larnaca International Airport only **19km away**, travel is a breeze. Livadia offers a wide range of local amenities, including shops, bakeries, and restaurants, all within easy reach.



