

#8536



## Modern 2 Bedroom Apartment Livadia with Kid's Playground

**€194,000** +VAT

 Livadia Larnakas, Larnaca

For sale is a modern off-plan apartment offering comfort and convenience in Livadia Larnakas. Located on the third floor of a well-maintained four-story building with an elevator, this spacious 79.7 m<sup>2</sup> home features two bright bedrooms and two stylish bathrooms, designed for practical living.

The apartment benefits from an open-plan living area, creating an inviting space for relaxing or entertaining. Residents will enjoy access to a communal swimming pool and a fully equipped gym, perfect for a healthy lifestyle. With top-rated energy efficiency class A, this property ensures lower utility costs and modern comfort.

Livadia Larnakas is a sought-after area known for its relaxed atmosphere and easy access to nearby amenities such as shops, schools, and cafes. The neighborhood is close to the highway, making commuting simple and efficient, while still maintaining a peaceful, residential feel.

Built in 2027, this building combines modern construction with lasting quality. Whether you are looking for a

Bedrooms

 2

Bathrooms

 2

Covered

 79.7 m<sup>2</sup>

Energy efficiency rating

 A**Charalambos Antoniou** (+357) 96363795 charalambos@cicproperties.co