

2 bedroom Penthouse with Roof Garden in Livadia For Sale

FOR SALE - € 280,000 + VAT EUR



<https://www.mayfaircyprus.net/p/251301>

Prop No. **251301**
City: **Larnaca**
Area: **Livadia**
Bedrooms: **2 Bedrooms**
Bathrooms: **2 Baths**
Covered area: **78 m²**
Covered Veranda: **17 m²**
Title deeds: **After construction**
Property Type: **Penthouse - Top floor**
Condition: **New**
Delivery Date: **July 2027**

A modern two-storey residential building comprising 11 apartments, nestled in Livadia just moments from the seafront. Ground-floor apartments enjoy private landscaped gardens, while upper-floor residences boast panoramic sea-view roof garden terraces. The development is conveniently close to shops, supermarkets, and schools, and only 10 minutes from Larnaca Airport, with direct access to the highway connecting Nicosia and Limassol. The stunning beaches of Ayia Napa are just a 20-minute drive away.

This 2-bedroom residence is located on the first floor and offers 78-83 sqm of interior space, featuring a stylish open-plan kitchen, spacious living and dining areas, a master bedroom with en-suite bathroom, a guest bedroom, a main bathroom, 19-26 sqm covered veranda and 59-86 sqm private roof garden with BBQ area and sea view for outdoor relaxation. The roof garden also features an additional storage, a bathroom with shower and a maintenance room, which can later be converted into an extra room. Each apartment includes its own covered or uncovered parking space and a private storage room on the ground floor.

Construction is scheduled to begin in January 2026, with delivery expected in summer 2027.

Property features

- BBQ Area
- Balcony
- Covered Parking
- Double Glazing
- En-suite
- Garden
- Granite Worktop
- Intercom System
- Laundry Room
- Lift
- Main Bathroom
- Open Plan Fitted Kitchen
- Pressurized Water System
- Private Roof Garden
- Sea View
- Solar Panels
- Store Room
- Uncovered Parking

Mayfair Properties

Corner of 1 Arch Makariou III & Gr Afxentiou Ave.
Shop 7, Akamia Centre, 6017, Larnaca, Cyprus
Tel: +357 248 187 30< Fax: +357 248 187 740
E-mail: info@mayfaircyprus.com
Website: www.mayfaircyprus.com

