

## 2 Bedroom Apartment for Sale in Kapparis, Famagusta District

This 2-bedroom apartment belongs to a modern residential development consisting of eight blocks with 2-3 bedroom apartments and spacious penthouses, offering an opportunity to embrace the Mediterranean lifestyle with a blend of comfort and style. Nestled in the serene Kapparis neighborhood of Protaras, these apartments are close to the tourist area and the famous Ayia Triada beach.

Residents will enjoy easy access to shops, supermarkets, dining venues, and private schools, all just a few minutes away. Furthermore, the proximity to Larnaca International Airport and the motorway network makes traveling around the island as comfortable and convenient as possible.

The apartments f...



### Property Info Plot / Area Info

Covered Area **89**

### Additional info

Reference Number **99701**

Property type **Apartment**

Construction Year **2026**

Bathrooms **2**

### Amenities

### Location

**Location:** Kapparis

**Region:** Famagusta

**Coordinates:** 35.0417 / 34.0153

## Price: €290 000 + VAT

VAT for this property is **€14,500** or **€55,100**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

|     |                 |                    |                     |                 |             |
|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>~€8 200.00</b>   | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 258.00/m²</b> |                 |             |

## Representative: Cyprus Sotheby's International Realty

|  |              |            |                                       |
|--|--------------|------------|---------------------------------------|
| Registration number                      | <b>1013</b>  | Email      | <b>info@cyprus-sothebysrealty.com</b> |
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## Price change history

€285 000 on Jun 9, 2024  
€290 000 on Jan 11, 2025









