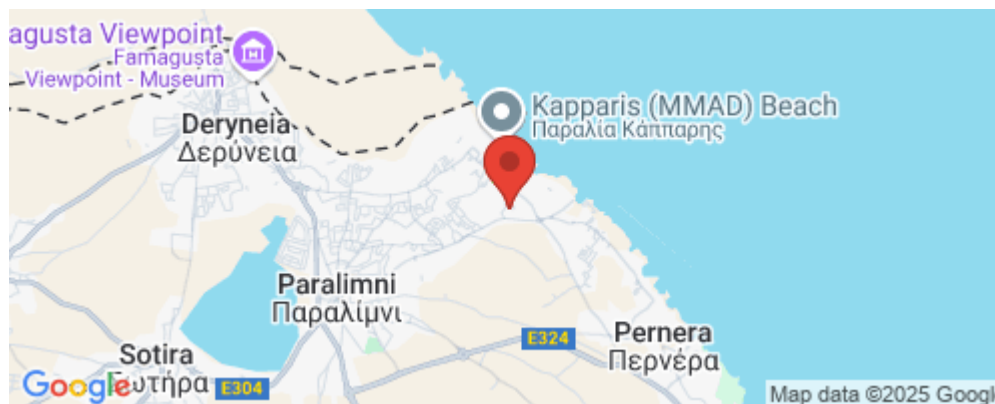


## 2 Bedroom Apartment for Sale in Paralimni, Famagusta District

Outstanding, Two - bedroom Apartment, in Paralimni, Famagusta. The property has extremely modern style. With close driving distance to Protaras touristic area and Ayia Napa. Great location, as all amenities, such as Restaurants and Bars, major supermarkets, and pleasant beaches, are within close proximity.



The asset is a part of six complexes and 40 apartments in total, all with contemporary living areas. It has 78sq.m of total intern areas and 10sq.m. of an incredible balcony area.

The outstanding property consists of 2 bedrooms, an open plan kitchen and dining room and one living room. The apartment has one main bathroom and one guest room. The property has modern, mini...

| Property Info |    | Plot / Area Info                               |              | Additional info   |           |
|---------------|----|--|--------------|-------------------|-----------|
| Covered Area  | 78 | Pool   | Yes          | Reference Number  | 49949     |
|               |    | Parking  | Covered, Yes | Property type     | Apartment |
|               |    |  |              | Condition         | Brand New |
|               |    |  |              | Bathrooms         | 1         |
| Amenities     |    | Location                                       |              | Region: Famagusta |           |
| • Gym         |    | Location: Paralimni                            |              |                   |           |
|               |    | Coordinates: 35.049835315622 / 34.011070972028 |              |                   |           |

**Price: €250 000 + VAT**

VAT for this property is **€12,500** or **€47,500**. 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>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 205.00/m<sup>2</sup></b> |                 |             |

**Representative: Kalogirou Real Estate**

|                     |              |            |                                     |
|---------------------|--------------|------------|-------------------------------------|
| Registration number | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number      | <b>569/E</b> | Legal name | <b>N/A</b>                          |
| Phone: +35724003723 |              |            |                                     |

**Price change history**

€250 000 on Dec 29, 2024





