

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

Modern 2-Bedroom Apartments in a Prime Location

Located between Derynia and Paralimni, this exclusive development consists of ten thoughtfully designed 2-bedroom apartments. The project is part of the Mountain, Remote, and Disadvantaged Housing Rehabilitation Plan, offering an excellent opportunity for both homeowners and investors.

### Apartment Features

Spacious and functional interiors  
Modern architectural design  
Large windows for natural light  
High-quality materials and finishes

### Convenient Location

Easy access to essential amenities, shops, and services  
Quiet residential area with a peaceful atmosphere  
Ideal for families, prof...

### Property Info

Covered Area	<b>98</b>
Covered Veranda	<b>21</b>
Uncovered Veranda	<b>69</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking      **Yes**

Reference Number	<b>235282</b>
Property type	<b>Apartment</b>
Construction Year	<b>2026</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Deryneia Region: **Famagusta**

## Price: €225 000 + VAT

VAT for this property is **€11,250** or **€42,750**. 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 Price per SQM	<b>~€5 600.00</b> <b>€2 296.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b>
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## Price change history

€225 000 on Feb 21, 2025





