

## 3 Bedroom Apartment for Sale in Protaras, Famagusta District

Top Floor, 3 Bedroom Flat by the Sea for sale in Protaras area, Famagusta. The property is nested in the heart of Protaras, adjacent to the pristine Cape Greco conservation area. All amenities such as supermarkets, restaurants and award winning Blue flag beaches are 5-10 minutes away.



The property for sale is a beach front apartment, situated on the third floor. It consists of an entrance hall, open plan kitchen, living & dining area, a guest wc, 3 en suite bedrooms and covered veranda with sea and pool view. Furthermore, the apartment has a spacious roof garden of 57 sqm. The residents have access to an allocated covered parking and storage room. It is worth mentioning that t...

Property Info		Plot / Area I	nfo	Additional info	
	140 Central Heating, Yes All rooms, Yes			Reference Number	51011
Covered Area Heating Air Conditioning		Pool Parking	Yes Covered, Yes	Property type	<b>Apartment</b>
				Condition	<b>Brand New</b>
				Bathrooms	3
				View	Sea view

Amenities Location

• Gym Region: Famagusta

Coordinates: **34.999731889915** / **34.066043833398** 



Price: €1 950 000 + VAT

VAT for this property is €97,500 or €370,500. 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	Excluded	Title transfer fee	None Common ovnences		None
		Price per SQM	€13 929.00/m <sup>2</sup>	Common expenses	None

## **Representative: Kalogirou Real Estate**

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## **Price change history**

€1 950 000 on Mar 18, 2025

















































