

2 Bedroom Apartment for Sale in Protaras, Famagusta District

Discover a unique opportunity to own a stunning ground floor boutique apartment in the highly sought-after Profitis Elias area of Protaras.



Ideally positioned just a short walk from crystal-clear sandy beaches and a plethora of amenities, this beautifully renovated property offers the perfect blend of comfort, style, and convenience in one of Cyprus’s most desirable coastal destinations.

The bright and airy interior features a spacious open-plan living, dining, and kitchen layout designed to enhance natural light and create a seamless flow throughout the home. The modern kitchen comes fully equipped with high-end appliances, ideal for everyday living and entertaining....

Property Info

Covered Area **78**  
Heating **Central Heating, Yes**  
Air Conditioning **All rooms, Yes**

Plot / Area Info

Parking **Uncovered, Yes**

Additional info

Reference Number **18204**  
Property type **Apartment**  
Condition **Pre-Owned**  
Bathrooms **2**  
View **Sea view**

Amenities

- Garden

Location

**Location:** Protaras  
Coordinates: **35.01852733726 / 34.039100009321**

Region: **Famagusta**

## Price: €350 000 + VAT

VAT for this property is **€17,500** or **€66,500**. 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>~€10 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 487.00/m²</b>		

## Representative: Purple International Real Estate

Registration number	<b>1052</b>	Email	<b>info@purpleinternational.eu</b>
License number	<b>512/E</b>	Legal name	<b>A.A. Purple Real Estate Ltd</b>
Phone: +35723811058			

## Price change history

€350 000 on May 2, 2025

























