

3 Bedroom Apartment for Sale in Famagusta District

For sale: This modern, off-plan ground floor apartment offers a comfortable internal space of 103 m². Featuring three spacious bedrooms and two stylish bathrooms, it is designed with functionality and comfort in mind. The open-plan layout blends the living and dining areas, providing plenty of space for family life or entertaining guests.

Construction is due for completion in 2027, ensuring you receive a brand-new home with contemporary finishes. Residents will enjoy access to a communal swimming pool, perfect for relaxing and socializing.

The apartment is situated in Xylophagou, a welcoming community known for its blend of traditional charm and modern conveniences. The a...

Property Info		Plot / Area Info		Additional info		
Covered Area	103	Pool	Yes	Reference Number	18899	
Heating	Central Heating, Yes			Property type	Apartment	
Air Conditioning	All rooms, Yes			Condition	Brand New	
				Bathrooms	2	
Amenities		Location				
• Garden		Region: Famagusta				

## Price: €162 000 + VAT

VAT for this property is **€8,100** or **€30,780**. 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>€1 573.00/m<sup>2</sup></b>		

## Representative: Purple International Real Estate

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## Price change history

€165 000 on May 2, 2025

€162 000 on Jul 16, 2025





