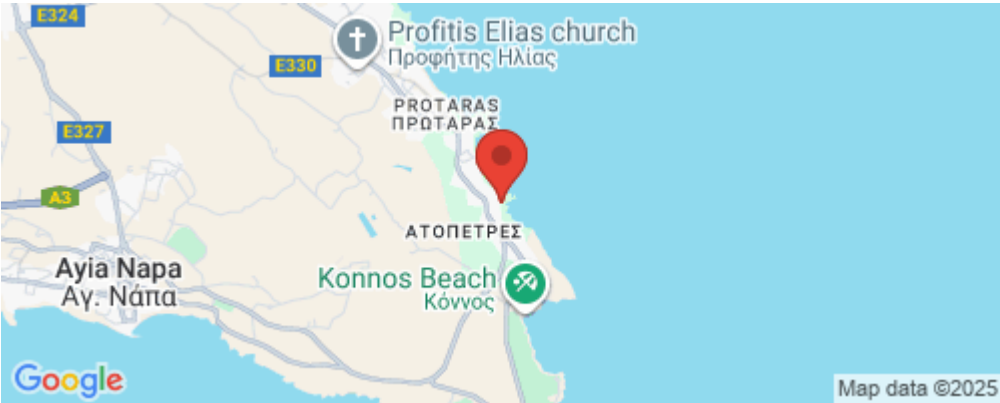


2 Bedroom Apartment for Sale in Protaras, Famagusta District

This exquisite two-bedroom penthouse, located on the third floor of a premium beachfront development, offers elevated coastal living with panoramic views and exceptional comfort. Designed with refined aesthetics and modern architecture, the residence features high-quality finishes, spacious interiors, and seamless indoor-outdoor flow.



The open-plan layout includes a bright living area, large bedrooms, and an expansive private balcony—perfect for relaxing or entertaining. As an upper-level unit, it also enjoys exclusive access to a private rooftop terrace, ideal for enjoying the sea breeze and Mediterranean sunsets.

Residents of the development benefit from top-tier ameniti...

Property Info

Covered Area	100
Covered Veranda	23
Floor Number	3
Total Number of Floors	3

Plot / Area Info

Pool	Common, Yes
Parking	Covered, Yes

Additional info

Reference Number	7235
Property type	Apartment
Bathrooms	2
View	Mountains view

Amenities

- Roof Garden

Location

Location: Protaras
Coordinates: 34.999593492765 / 34.065996408463

Region: **Famagusta**

Price: €1 350 000 + VAT

VAT for this property is **€67,500** or **€256,500**. 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	~€50 600.00	Common expenses	None
		Price per SQM	€13 500.00/m²		

Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
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Price change history

€1 350 000 on Jun 27, 2025



