

## 3 Bedroom Apartment for Sale in Famagusta - Agia Napa

This stylish three-bedroom apartment is located in a landmark residential tower at the heart of a vibrant marina development. Designed for luxurious coastal living, the apartment features open-plan interiors, full-height glass doors, and a spacious covered veranda that seamlessly blends indoor and outdoor spaces. X

Every room is oriented toward the sea and beaches, offering unobstructed views and an abundance of natural light. The layout combines elegance and practicality, ideal for both relaxed living and entertaining.

### Key Features:

- Three spacious bedrooms with sea-facing views
- Open-plan living and kitchen area
- Covered veranda with se...

| Property Info          | Plot / Area Info |         | Additional info  |                  |
|------------------------|------------------|---------|------------------|------------------|
| Covered Area           | <b>157</b>       |         | Reference Number | <b>7652</b>      |
| Covered Veranda        | <b>34</b>        | Pool    | Property type    | <b>Apartment</b> |
| Floor Number           | <b>23</b>        | Parking | Condition        | <b>Brand New</b> |
| Total Number of Floors | <b>26</b>        |         | Bathrooms        | <b>2</b>         |
|                        |                  |         | View             | <b>Sea view</b>  |

| Amenities | Location  | Region           |
|-----------|---|------------------|
| • Parking | <b>Location:</b> Famagusta - Agia Napa<br>Coordinates: <b>34.980326632297 / 33.945779033352</b> | <b>Famagusta</b> |

## Price: €1 780 000 + VAT

VAT for this property is **€100,111** or **€338,200**. 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>€11 338.00/m<sup>2</sup></b> |                 |             |

## Representative: RealDeal Estates

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

€1 780 000 on Jul 12, 2025



