

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

Anyone looking for a cozy second home for regular vacations in a popular seaside resort will appreciate what this 1-bedroom apartment has to offer. It is one of only five units in a centrally located, modern, gated development in the heart of Ayia Napa on Cyprus's southeastern coast. Within walking distance, you'll find a wide range of amenities including restaurants, banks, souvenir shops, bakeries, and a medical clinic. The resort's beautiful sandy beach and the turquoise Mediterranean Sea are just 500 meters away. Larnaca International Airport is a convenient 35-minute drive.

Residents enjoy the benefits of high-quality, energy-efficient, and earthquake-resistant construct...

### Property Info

Covered Area	<b>101</b>
Covered Veranda	<b>42</b>
Uncovered Veranda	<b>21</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Furnished</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>7753</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2019</b>
Bathrooms	<b>1</b>

### Amenities

- Parking

### Location

**Location:** Famagusta - Agia Napa

Coordinates: **34.98972330917 / 33.986409714336**

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>€3 465.00/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

€350 000 on Jul 17, 2025



