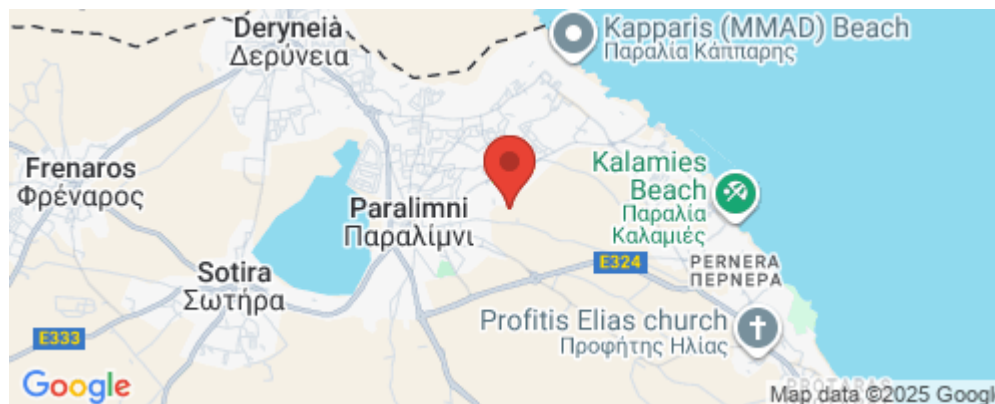


## 2 Bedroom Apartment for Sale in Paralimni, Famagusta District

In one of the most peaceful areas of Famagusta, in Paralimni, just a five-minute drive from golden sandy beaches, stands a new residential project that combines modern design, thoughtful architecture, and a high level of energy efficiency.

This elegant three-story complex offers stylish one- and two-bedroom apartments as well as spacious penthouses with private access to roof terraces — perfect space for outdoor relaxation.

The project is designed with a focus on comfortable year-round living. Key advantages of the complex include high-quality thermal insulation, Class A energy efficiency, and double glazing, all of which ensure an optimal indoor climate in every season, red...



### Property Info      Plot / Area Info

Covered Area **97**

### Additional info

Reference Number **f28401**

Property type **Apartment**

Construction Year **2027**

Bathrooms **2**

### Amenities

### Location

**Location:** Paralimni

**Region:** Famagusta

**Coordinates:** 35.0393 / 33.9985

## Price: €249 000 + VAT

VAT for this property is **€12,450** or **€47,310**. 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>~€6 560.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 567.00/m²</b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€249 000 on Aug 12, 2025



