

2 Bedroom Apartment for Sale in Protaras, Famagusta District

A statement of modern elegance, this exclusive three-floor development offers luxurious seaside living just 250 meters from Fig Tree Beach — one of Cyprus’ most breathtaking destinations. Designed with contemporary architecture and high-end finishes, each residence blends sophistication with comfort, creating the perfect sanctuary by the sea. ✖

This second-floor two bedroom apartment features expansive glass facades that invite natural light into the open-plan interiors, while spacious balconies provide panoramic views of the surrounding landscape. With premium materials, lush green spaces, and thoughtfully designed communal areas, this development redefines coastal luxury.

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Property Info

Covered Area	99
Covered Veranda	21
Floor Number	2
Total Number of Floors	3
Energy Efficiency	A

Plot / Area Info

Pool	Common, Yes
Parking	Covered, Yes

Additional info

Reference Number	8384
Property type	Apartment
Bathrooms	2

Amenities

- Parking

Location

Location: Protaras
Coordinates: **35.009163709345 / 34.059237247602**

Region: **Famagusta**

Price: €725 000 + VAT

VAT for this property is **€36,250** or **€137,750**. 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	~€25 600.00	Common expenses	None
		Price per SQM	€7 323.00/m²		

Representative: RealDeal Estates

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Price change history

€725 000 on Aug 13, 2025



