

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

Exclusive Two-Bedroom Apartments with Sea Views – Kapparis, Protaras

This boutique development comprises only five exclusive residences, each thoughtfully designed to combine modern comfort with elegant functionality. With spacious interiors, generous outdoor spaces, and energy-efficient features, it offers an ideal blend of coastal living and contemporary design.

Design & Layout

Each apartment maximizes light and space through open-plan layouts and large sliding doors that extend seamlessly to private outdoor areas.

Ground-Floor Apartment – Benefits from a private garden (112 m<sup>2</sup> plot area), creating a personal retreat ideal for relaxation or entertaining....

### Property Info

Covered Area  
 Covered Veranda  
 Floor Number  
 Total Number of Floors

**99**  
**22**  
**1**  
**2**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number  
 Property type  
 Condition  
 Construction Year  
 Bathrooms

**239537**  
**Apartment**  
**Under Construction**  
**2026**  
**2**

### Amenities

- Parking

### Location

**Location:** Paralimni Region: **Famagusta**

**Price: €270 000 + VAT**

VAT for this property is **€13,500** or **€51,300**. 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>€2 727.00/m<sup>2</sup></b>		

**Representative: MySpace**

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**Price change history**

€250 000 on Sep 20, 2025

€270 000 on Mar 14, 2026

