2 Bedroom Apartment for Sale in Kapparis, Famagusta District

Located in one of the most desirable areas of the Famagusta region, in the charming Kapparis and just moments from the coastline, this boutique residential development blends elegant architecture, smart design, and exceptional comfort.

The two-storey building consists of just five residences, offering spacious two-bedroom apartments and penthouses with private rooftop terraces — ideal for both permanent living and relaxing seaside escapes. The ground-floor apartment is complemented by its own private garden, providing a sense of privacy and a perfect setting for enjoying the outdoors.

Residents benefit from thoughtfully designed communal amenities, including a shared swimmin...

Property Info

Covered Area	**99**
Covered Veranda	**22**
Floor Number	**2**
Total Number of Floors	**2**
Furnishing	**Unfurnished**
Energy Efficiency	**A**
Air Conditioning	**All rooms, Yes**

Plot / Area Info

Pool	**Common, Yes**
Parking	**Covered, Yes**

Additional info

Reference Number	**13913**
Property type	**Apartment**
Bathrooms	**2**

Amenities

• Parking

Location

Location: Kapparis   Region: **Famagusta**
Coordinates: **35.059204 / 33.999639**

Price: €360 000 + VAT

VAT for this property is **€18,000** or **€68,400**. 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	**~€11 000.00**	Common expenses	**None**
		Price per SQM	**€3 636.00/m²**		

Representative: Cyprus Sotheby's International Realty

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Price change history

€330 000 on Oct 9, 2025
€360 000 on Jan 29, 2026

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