

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

#### 3-Bedroom Apartments

The 3-bedroom apartments at Amalthea Residences embody spacious, elegant living designed to accommodate families and those who value both style and functionality.

Each residence offers a large open-plan living and dining area connected to a modern kitchen, ideal for family gatherings or entertaining guests.

Expansive covered verandas provide generous outdoor space, allowing residents to enjoy the Mediterranean climate in comfort and privacy.

The master suite includes an en-suite bathroom and ample wardrobe space, while the two additional bedrooms are well-proportioned — perfect for family members, guests, or use as a study.

A second bat...

#### Property Info

Covered Area	<b>121</b>
Covered Veranda	<b>18</b>
Total Number of Floors	<b>3</b>

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number	<b>240497</b>
Property type	<b>Apartment</b>
Construction Year	<b>2028</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

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

## Price: €320 000 + VAT

VAT for this property is **€16,000** or **€60,800**. 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>~€9 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 645.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b>
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## Price change history

€320 000 on Nov 6, 2025



