

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

The brand-new residential development, consisting of eight blocks with 2-3 bedroom apartments and spacious penthouses, offers an opportunity to embrace the Mediterranean lifestyle with a blend of comfort and style. Nestled in the serene Kapparis neighborhood of Protaras, these apartments are in close proximity to the tourist area and the famous Ayia Triada beach.

Residents will enjoy easy access to shops, supermarkets, dining venues, and private schools, all just a few minutes away. Furthermore, the proximity to Larnaca International Airport and the motorway network makes traveling around the island as comfortable and convenient as possible. The apartments feature open-plan ki...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>83</b>				
Floor Number	<b>1</b>			Reference Number	<b>15157</b>
Total Number of Floors	<b>3</b>	Pool	<b>Common, Yes</b>	Property type	<b>Apartment</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>2</b>
Heating	<b>Autonomous Heating, Yes</b>				
Air Conditioning	<b>All rooms, Yes</b>				

Amilities	Location	Region
• Parking	<b>Location:</b> Kapparis Coordinates: <b>35.049728 / 34.01338</b>	<b>Famagusta</b>

## Price: €280 000 + VAT

VAT for this property is **€14,000** or **€53,200**. 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 Price per SQM	<b>None</b> <b>€3 373.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Cyprus Sotheby's International Realty

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## Price change history

€275 000 on Nov 7, 2025

€280 000 on Jan 14, 2026







