

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

Outstanding One Bedroom apartment for sale in Kapparis area, Famagusta. Nestled in the year-round resort neighborhood of Kapparis in northern Protaras, the complex is perfectly situated to have close access to all amenities. Especially popular for families, Kapparis has 6 beautiful cove beaches, each protected with natural stone formations. As a residential tourist area, restaurants, shops, and entertainment is available all year and can be reached by foot in only a few minutes. Positioned at the juncture of the main road to downtown Protaras and the road to the municipality center of Paralimni, Kapparis is a great location to quickly and easily reach the entirety of east Cyprus.

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### Property Info

Covered Area  
Air Conditioning

**52**  
**All rooms, Yes**

### Plot / Area Info

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

### Additional info

Reference Number **53972**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **1**

### Amenities

- Balcony

### Location

**Location:** Kapparis  
Coordinates: **35.04814319 / 34.00749415**

Region: **Famagusta**

**Price: €235 000 + VAT**

VAT for this property is **€11,750** or **€44,650**. 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>€4 519.00/m<sup>2</sup></b>		

**Representative: Kalogirou Real Estate**

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**Price change history**

€235 000 on Nov 21, 2025









