

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

For sale a penthouse with a roof garden in a residential complex located in a quiet area of Deryneia, in the historic district of Famagusta. The complex consists of 14 apartments with 1, 2 and 3 bedrooms. Each apartment combines high-end design, finishes and the latest trends using high-quality thermal insulation materials, finishes and plumbing. The apartment has a bright and spacious living room with large windows offering stunning views of the sea and the city. The complex is 2 km from the hospital, 400 m from the public transport stop, 34 km from the airport. The location is a rare combination of natural beauty, open horizons and a peaceful residential atmosphere.

### Property Info

Covered Area	<b>181</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>No</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>203585</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

#### Location

**Location:** Deryneia Region: **Famagusta**

**Price: €235 000 + VAT**

VAT for this property is **€17,385** 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>€1 298.00/m<sup>2</sup></b>		

**Representative: DOM Real Estate**

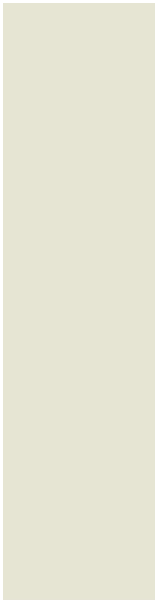
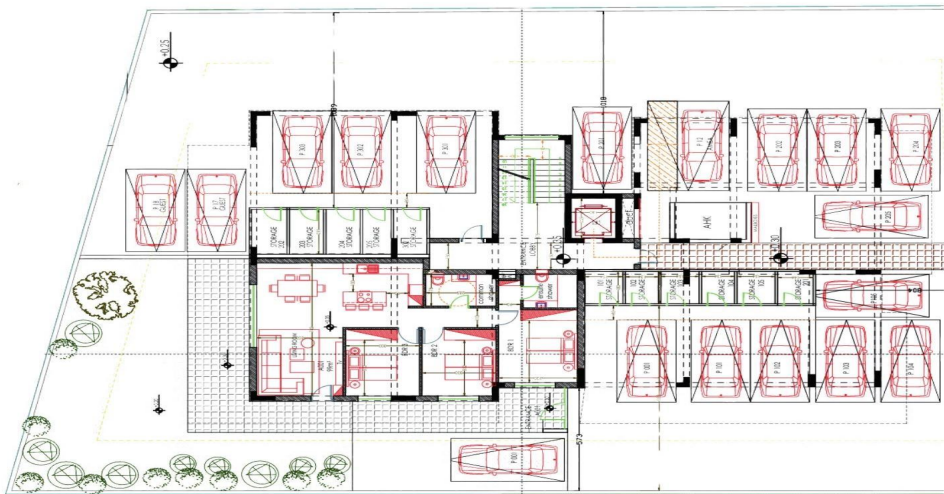
Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
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**Price change history**

€235 000 on Feb 17, 2026







16/17

