

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

Modern, 2 Bedroom Flat with Common Pool for sale in Paralimni area, Famagusta. Paralimni area is situated on the southeastern fringe of Cyprus and blessed with the first sunrise in Europe. Paralimni, the main town, combines the advantages of a traditional village with the conveniences of a contemporary town and there is an air of timelessness in the town center. The property is situated close to all necessary amenities and services. In addition, it has excellent accessibility to the motorway and the neighboring villages and municipalities.



Apartment situated on the first floor for sale in Paralimni area. It consists of an open plan kitchen-living-dining area, 2 bedrooms, master be...

### Property Info

Covered Area  
Air Conditioning

**76**  
**All rooms, Yes**

### Plot / Area Info

Pool  
Parking

**Yes**  
**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**55843**  
**Apartment**  
**Brand New**  
**2**

### Amenities

- Garden

### Location

**Location:** Paralimni  
Coordinates: **35.037280773064 / 33.996796248529**

Region: **Famagusta**

## Price: €274 000 + VAT

VAT for this property is **€13,700** or **€52,060**. 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>€3 605.00/m<sup>2</sup></b> |                 |             |

## Representative: Kalogirou Real Estate

|                            |              |            |                                     |
|----------------------------|--------------|------------|-------------------------------------|
| Registration number        | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number             | <b>569/E</b> | Legal name | <b>N/A</b>                          |
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## Price change history

€274 000 on Apr 29, 2026





