



listing



Agent Info

Name: ArKadia
 Company Name:
 Country: United Kingdom
 Phone:
 Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
 Price: EUR 299,950

Location

Country: Cyprus
 State/Region/Province: Ammochostos
 City: Famagusta
 Posted: Apr 10, 2024

Description:

2 bedroom, 2 bathroom, 2nd floor NEW BUILD apartment with communal swimming pool, roof terrace and Panoramic SEA VIEWS in fabulous location of Kapparis - MYS115IN

Located on the 2nd floor with lift access this fabulous new build apartment is offered for fully furnished, ready to move straight in. The entrance leads into a bright and modern open plan kitchen, living and dining area. The living room has triple slide patio doors, leading to the covered veranda a great extension of the living space. The veranda is enclosed with clear glass balustrades allowing uninterrupted views over the fields and to the sea beyond.

Through a sliding door from the living area is a short corridor offering access to both bedrooms and the family bathroom. The master bedroom includes a stylish ensuite shower room with WC and sink with vanity unit. There are also patio doors with a glass balustrade, a great way to find a breeze on the long summer evenings. The second bedroom has a sea view from the triple slide patio doors which have direct access to the covered veranda. The family bathroom has been completed with modern ceramics and fittings and includes a shower cubicle, WC and sink with vanity unit.

This delightful property has access from the veranda to the private roof terrace, with glass balustrades, this space is a fantastic bonus and would be a great hide out of the way with a good book` spot. The complex benefits from a very inviting communal swimming pool and sun terrace as well as gated parking for residents. Located in a fantastic well maintained area just 250m walk to the bars, restaurants, shops and supermarkets of Kapparis with the beautiful beaches just a little further away. Viewing is highly



recommended to fully appreciate this apartment and the location.

Viewings by appointment.

KAPPARIS

Over recent years, Kapparis has fully developed its own identity and is a thriving destination in its own right. Characterised by small sandy bays, some with cosy yet cosmopolitan beach bars and restaurants the main Kennedy Avenue is also home to some of the best eateries in the area popular with locals and tourists alike. Kapparis is open all year round and has something for locals and expats alike.

Many British and other Europeans have made Kapparis their home due to its small village feel, low cost of living, stunning coastline and friendly local community.

The coastline is dotted with some really nice beaches including Malama and Firemans beach; both are perfect for families due to the shallow waters. It is also host to the only Dog friendly` beach in the area where you can freely take your pets for a swim and know you will meet like minded individuals to make your pooch welcome.

ABOUT THE FAMAGUSTA REGION

Whether you are planning to visit the Famagusta region of the Republic of Cyprus for the first time or you are already in love with the area, there is something here for everyone.

The area is not known as the Jewel of the Eastern Mediterranean` for nothing! From the stunning cliffs of Cavo Greko (the most Easterly point of Europe) to quaint inland villages, to the 44 (yes 44!) white sandy Blue Flag beaches, the area holds something for every palette. We have beautiful nature trails, water sports galore, amazing fresh cuisine, nightlife, one of the top waterparks in Europe, fishing harbours, a world class Marina and the list goes on and on! You are never far from anywhere in Famagusta, a maximum 15 minute drive to the nearest beach from even the most inland villages.

Thousands of expats of all nationalities have made Cyprus their home over the years due to the warm local welcome, fantastic climate and host of things to do. The bustling cities of Limassol, Larnaca and Nicosia are just over an hour away but here you can enjoy a more relaxed pace of life. Crime rates are amongst the lowest in Europe, English and Russian are widely spoken and there is always time for a chat, a coffee or a glass of wine in the sunshine. We look forward to introducing you to hidden gems of the area on your next visit.

ISLAND HOMES ESTATE AGENTS

Island Homes have been working with both local and overseas buyers and sellers for over 20 years. We specialise in property sales in the Famagusta region with seaside properties from Protaras to Ayia Napa; major towns including Paralimni and Deryneia and also covering all of the beautiful red soil villages` including Xylofagou, Vrysoulles, Frenaros, Avgorou, Dasaki Achna and Sotira.



All of our team live locally and have worked together for many, many years. We are also all immigrants to Cyprus and property owners ourselves so can guarantee that we have lived through the same experiences as that of our clients. We have in-depth knowledge of the area, the facilities, the amenities and, of course, every one of the properties that we advertise for sale.

Prior to advertising we undertake a full due diligence on every home to ensure that we can fully inform our clients about the legal status of each house or apartment.

Our reputation is hugely important to us so, for a truly personal experience, contact us and we will work together to find your dream home!

what3words /// slated.builder.fewer

Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.

Utilities

Electric: Mains Supply
Gas: None
Water: Mains Supply
Sewerage: None
Broadband: None
Telephone: None

Other Items

Heating: Not Specified
Garden/Outside Space: No
Parking: No
Garage: No

Common

Bedrooms:	2
Bathrooms:	2
Finished sq. ft.:	2023 sq m

Building details

Parking:	Yes
Outdoor Amenities:	Pool

Rental details

Furnished:	Yes
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Lease terms



Date Available:

Additional information

Website URL: http://www.arkadia.com/BOJJ-T1765/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 5633

