



## listing



### Emlakçı Bilgisi

|             |  |
|-------------|--|
| İsim:       | ArKadia  |
| Şirket Adı: |  |
| Ülke:       | United Kingdom   |
| Telefon:    |  |
| Languages:  | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### İlan Detayları

|            |                |
|------------|----------------|
| İçin mülk: | Satılık        |
| Fiyat:     | USD 317,863.36 |

### Konum

|                      |             |
|----------------------|-------------|
| Ülke:                | Cyprus      |
| Eyalet/Bölge/ Şehir: | Ammochostos |
| Şehir/İlçe:          | Famagusta   |
| Yayınlandı:          | 22.12.2021  |

### Açıklama:

2 bedroom, 2 bathroom ground floor apartment with 33m2 terrace, on NEW BUILD Kapparis Complex with Communal Pool - BVT101DP

This new build development of 2 and 3 bedroom apartments is located in an excellent spot, less than 1km from the nearest beach and within easy walking distance of the supermarket, shops and restaurants of Kapparis.

This 2 bedroom apartment is on the ground floor with a 33m2 terrace, open plan kitchen, dining a living area, 2 double bedrooms with en suite and a separate lockable store.

The gated complex has 3 communal pools, green areas, a gym and allocated parking for each property.

An excellent investment for a holiday home near the sea.

Price excludes VAT.

### 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** /// chattering.encompasses.ulcer

## 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

## Genel Bilgiler

|                   |       |
|-------------------|-------|
| Yatak odası:      | 2     |
| Banyo:            | 2     |
| Bitmiş metrekare: | 84 m2 |

## Building details

|                    |      |
|--------------------|------|
| Parking:           | Evet |
| Outdoor Amenities: | Pool |

## Lease terms

Date Available:

## Ek Bilgiler

|                    |   |
|--------------------|---|
| Web Sitesi URL'si: | <a href="http://www.arkadia.com/BOJJ-T946/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/BOJJ-T946/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a> |
|--------------------|---|

## Contact information

|           |      |
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| IMLIX ID: | 4580 |
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<https://www.imlix.com/tr/>

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