



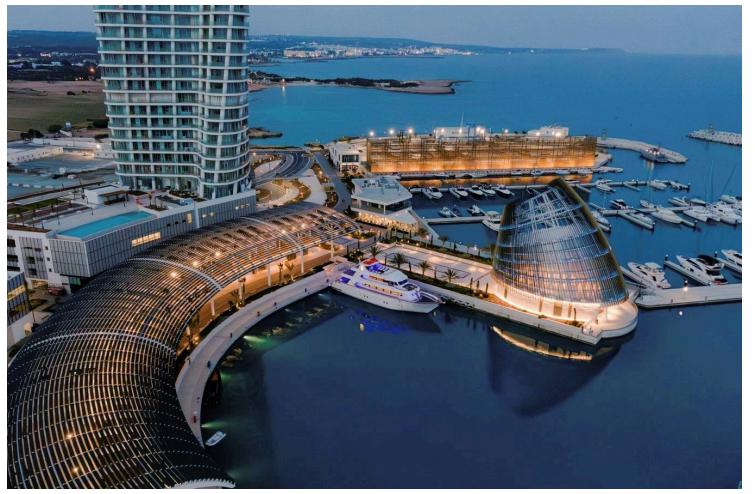
#9249

# Luxury 3 Bedroom Seafront Apartment in Ayia Napa, Famagusta (9249)

📍 Ayia Napa, Famagusta

€1,780,000 +VAT





# Overview

## Specifications

Bedrooms

 3


Bathrooms

 2

Covered

 123 m<sup>2</sup>

Type	<b>Apartment</b>
Toilets	<b>2</b>
Covered veranda	<b>34 m<sup>2</sup></b>
Status	<b>Key ready</b>
Year of construction	<b>2024</b>

Furnished	<b>Optional furnished</b>
Structure	<b>Concrete</b>
Facade	<b>Concrete</b>
Communal charge frequency	<b>Monthly</b>
Energy efficiency rating	 <b>A</b>

## Description

Luxury 3 Bedroom Seafront Apartment in Ayia Napa, Famagusta (9249)

Price: €1,780,000 + VAT

Experience unparalleled luxury in this stunning 3-bedroom seafront apartment located on the 23th floor of a 25-story high-rise in the heart of Ayia Napa. With panoramic sea views and direct access to the beach, this modern apartment offers the perfect blend of convenience and elegance.

Key Features:

Covered Area: 123 m<sup>2</sup> | Covered Veranda: 34 m<sup>2</sup>

Bedrooms: 3 | Bathrooms: 2 | Year of Construction: 2024 | Energy Efficiency Rating: A

This key-ready apartment boasts luxury specifications, an open-plan design, en suite showers, granite countertops, and a large veranda perfect for relaxing while enjoying the breathtaking sea views. The apartment is part of a gated complex with a range of top-tier amenities including a communal swimming pool, gym, spa, children's playground, and landscaped gardens. Additionally, the apartment features covered parking, central heating, air conditioning, and provisions for solar photovoltaic panels.

With easy access to main roads and the highway, this property is not only a luxury home but also an ideal investment opportunity. Enjoy the best of seaside living, surrounded by amenities, and within walking distance to the beach.



# Additional information

## Facilities

Aircondition, Central system

Elevator

Heating, Central

Solar photovoltaic panels (provision)

Storage

Childrens playground

Gated complex

Landscaped garden

Solar water heater

Clubhouse

Gym

Parking, Covered

Spa

## Features

Balcony

Bright

Double glazing

En suite shower

Granite countertops

Luxury specifications

Open plan

Sea front

Veranda

Bar

Combined kitchen and dining area

Easy access to highway

Entrance gate, automated

Investment opportunity

Modern design

Panoramic view

Sea view

Veranda, large

Barbeque

Connected to electric mains

Easy access to main roads

Fitted wardrobes

Kitchenette

Near amenities

Pressurized water system

Thermal insulation

Walking distance to beach

## Distances

Amenities

 100 m

Airport

 45 km

Sea

 0 m

Public transport

 450 m

Resort


 0 m



## Contact us



**Stavroula Michail**

 (+357) 99810880

 [stavroulamichail.lextrus@gmail.com](mailto:stavroulamichail.lextrus@gmail.com)

