



Reference 9472

Beachfront 2 Bed Apartment with sea view in Protaras close to Cavo Maris **€985,000** +VAT

Protaras, Famagusta

2 Bedrooms | 3 Bathrooms | 100 m² Covered

Description

- 2 bedrooms
- 3 W/C
- Internal Area 100m²
- Covered Verandas 23m²
- Covered Parking
- Communal Swimming Pool
- Underfloor Heating
- Gym
- Sea View
- Energy Efficiency "A"

Covered veranda	23 m ²
Parking spaces	1
Energy efficiency rating	A
Year of construction	2027
Status	Under construction



Facilities

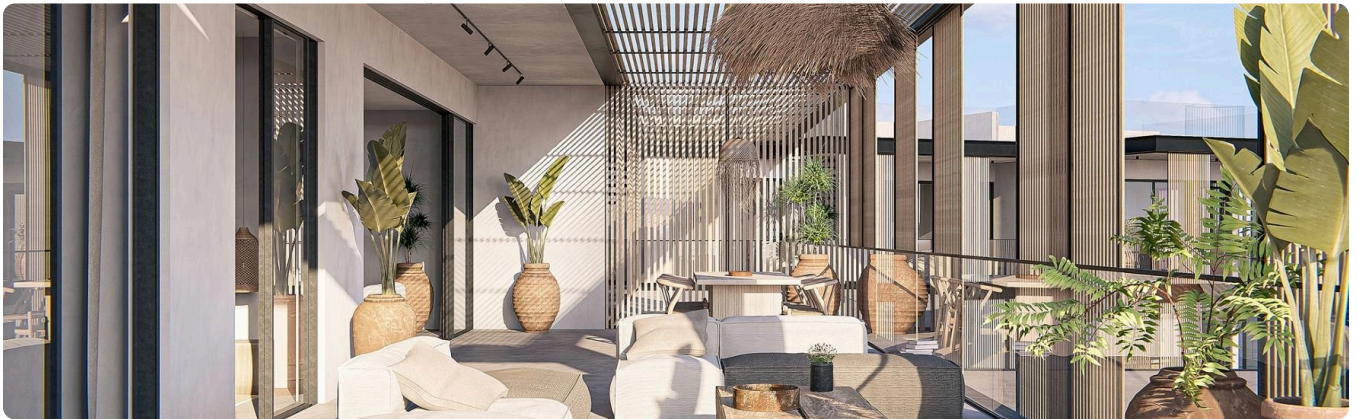
- ✓ Aircondition · Provision
 - ✓ Heating · Underfloor
 - ✓ Parking · Covered
 - ✓ Pool · Communal
 - ✓ Gym
 - ✓ Solar water heater
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Features

- ✓ Veranda
 - ✓ Modern design
 - ✓ Sea view
 - ✓ Sea front
 - ✓ Walking distance to beach
 - ✓ Near amenities
 - ✓ Open plan
 - ✓ Pressurized water system
 - ✓ Investment opportunity
 - ✓ Spacious rooms
 - ✓ Sound insulation
 - ✓ Thermal insulation
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Gallery







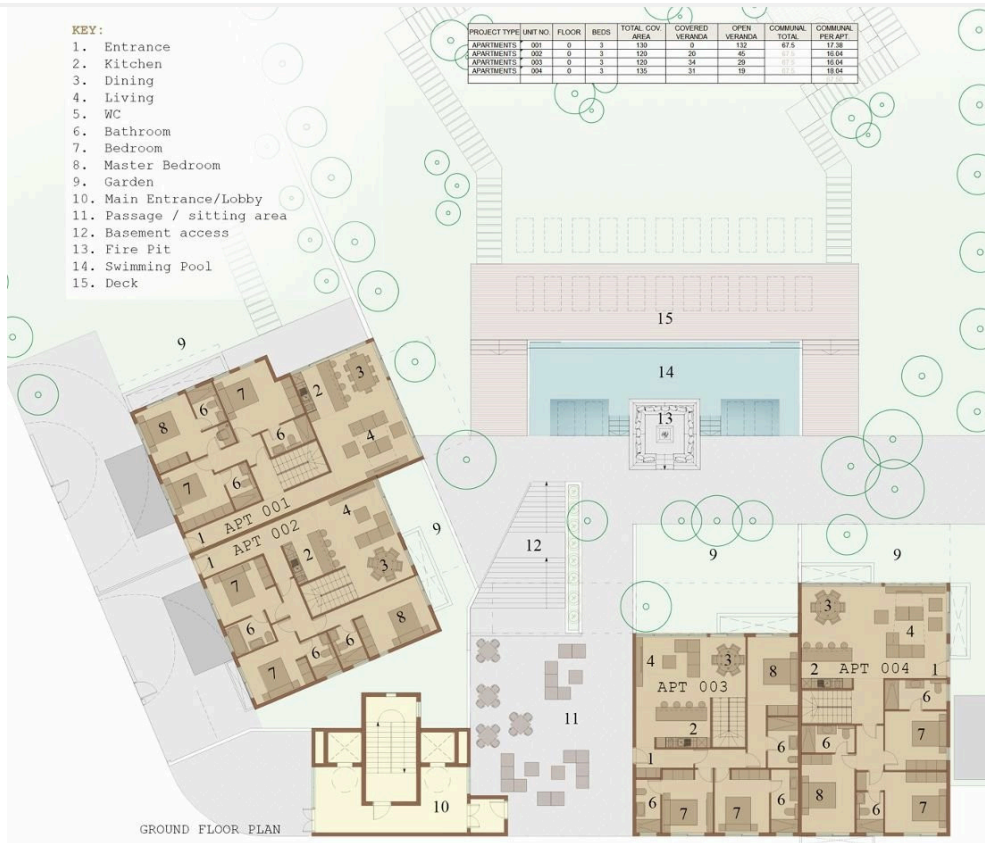
Floor plans



KEY:

1. Entrance
2. Kitchen
3. Dining
4. Living
5. WC
6. Bathroom
7. Bedroom
8. Master Bedroom
9. Garden
10. Main Entrance/Lobby
11. Passage / sitting area
12. Basement access
13. Fire Pit
14. Swimming Pool
15. Deck

PROJECT TYPE	UNIT NO.	FLOOR	BEDS	TOTAL COV. AREA	COVERED VERANDA	OPEN VERANDA	COMMUNAL TOTAL	COMMUNAL PER APT.
APARTMENTS	001	0	3	130	0	132	475	17.88
APARTMENTS	002	0	3	120	20	80	164	16.04
APARTMENTS	003	0	3	120	34	29	164	16.04
APARTMENTS	004	0	3	136	31	19	164	16.04

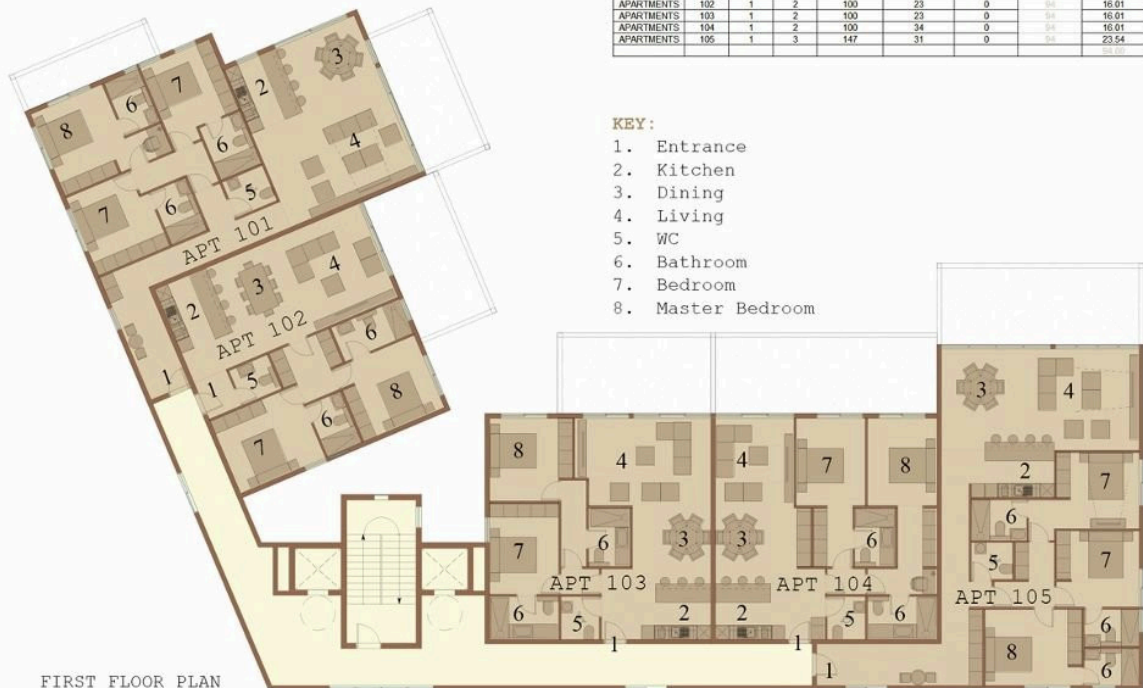


GROUND FLOOR PLAN

PROJECT TYPE	UNIT NO.	FLOOR	BEDS	TOTAL COV. AREA	COVERED VERANDA	OPEN VERANDA	COMMUNAL TOTAL	COMMUNAL PER APT.
APARTMENTS	101	1	3	140	30	0	94	22.52
APARTMENTS	102	1	2	100	23	0	94	16.01
APARTMENTS	103	1	2	100	23	0	94	16.01
APARTMENTS	104	1	2	100	24	0	94	16.01
APARTMENTS	105	1	3	147	31	0	94	23.54

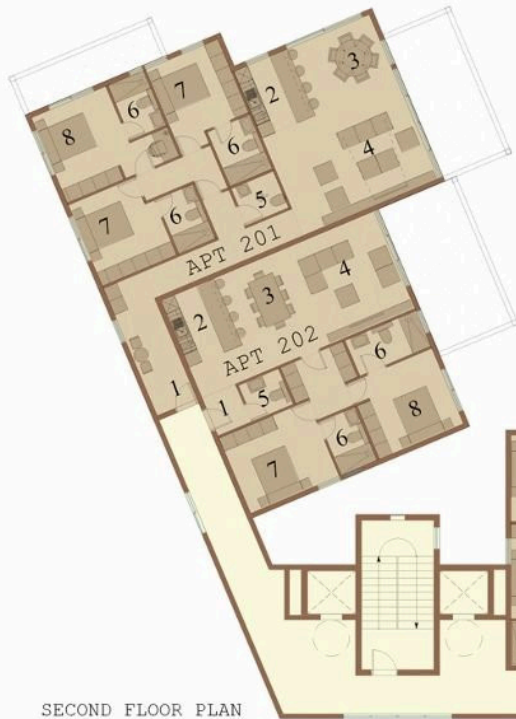
KEY:

1. Entrance
2. Kitchen
3. Dining
4. Living
5. WC
6. Bathroom
7. Bedroom
8. Master Bedroom



FIRST FLOOR PLAN

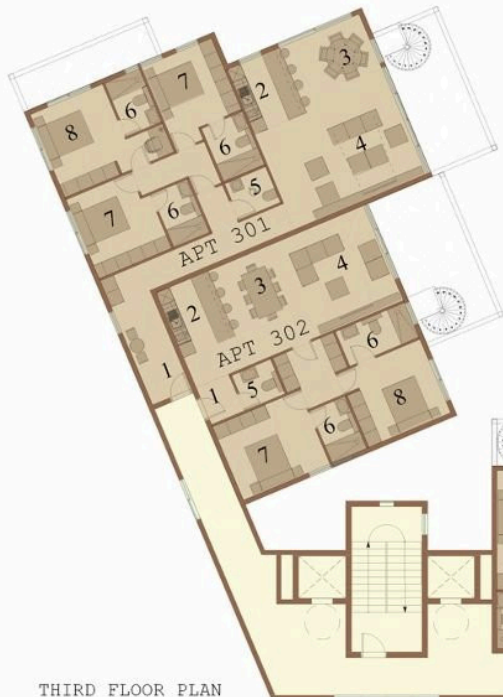




PROJECT TYPE	UNIT NO.	FLOOR	BEDS	TOTAL COV. AREA	COVERED VERANDA	OPEN VERANDA	COMMUNAL TOTAL	COMMUNAL PER APT.
APARTMENTS	201	2	3	140	30	0	94	22.42
APARTMENTS	202	2	2	100	23	0	94	16.01
APARTMENTS	203	2	2	100	23	0	94	16.01
APARTMENTS	204	2	2	100	34	0	94	16.01
APARTMENTS	205	2	3	147	31	0	94	23.54

- KEY:**
1. Entrance
 2. Kitchen
 3. Dining
 4. Living
 5. WC
 6. Bathroom
 7. Bedroom
 8. Master Bedroom

SECOND FLOOR PLAN



PROJECT TYPE	UNIT NO.	FLOOR	BEDS	TOTAL COV. AREA	COVERED VERANDA	OPEN VERANDA	COMMUNAL TOTAL	COMMUNAL PER APT.
APARTMENTS	301	3	3	140	30	0	94	25.80
APARTMENTS	302	3	2	100	23	0	94	16.43
APARTMENTS	303	3	3	120	28	39	94	22.12
APARTMENTS	304	3	4	150	29	70	94	27.85

APARTMENTS	301	4				57	22.62	6.21
APARTMENTS	302	4				43	17.02	4.44
APARTMENTS	303	4				67	25.02	6.52
APARTMENTS	304	4				73	28.52	6.65

- KEY:**
1. Entrance
 2. Kitchen
 3. Dining
 4. Living
 5. WC
 6. Bathroom
 7. Bedroom
 8. Master Bedroom

THIRD FLOOR PLAN





ROOF PLAN

PROJECT TYPE	UNIT NO.	FLOOR	BEDS	TOTAL COV. AREA	COVERED VERANDA	OPEN VERANDA	COMMUNAL TOTAL	COMMUNAL PER APT
APARTMENTS	301	3	3	140	30	0	94	25.80
APARTMENTS	302	3	2	100	23	0	55	18.43
APARTMENTS	303	3	3	120	28	39	85	22.12
APARTMENTS	304	3	4	150	29	70	105	27.95
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APARTMENTS	301	4		180		57	22.62	6.21
APARTMENTS	302	4		100		43	12.52	4.44
APARTMENTS	303	4		120		67	22.92	5.32
APARTMENTS	304	4		150		73	23.92	6.65

KEY:

1. Roof access
2. M&E equipment
3. Private Roof Terrace

