

Property Code:	A10623	Type:	Sale - Apartment
Location:	Famagusta - Derynia	Internal Area:	101 m ²
Bedrooms:	3	Bathrooms:	2
Year of construction:	2028	Status:	Off Plan
VAT:	+ VAT		

Property features:

Covered Parking	Elevator	Roof Garden	Storage
Top Floor Apartment (Penthouse)			

Description:

3 Bedrooms Penthouse in Derynia for sale

Discover modern, low-density living in this bright and practical 3rd-floor apartment, perfectly positioned in the sought-after area of Derynia. Part of an exclusive block of just 6 units, this property offers a rare blend of space, comfort, and convenience.

KEY FEATURES:

Spacious Layout: A comfortable 101m² of covered living space, thoughtfully designed for easy living.

Outdoor Oasis: A generous 17m² **covered veranda** - a true extension of your living area, perfect for dining, relaxing, and enjoying the Cypriot climate year-round.

Prime Location: Just **approximately 5km from the sea**, enjoy easy strolls to the beach and seafront amenities. Located **60km from Larnaca International Airport**, ideal for travel or welcoming guests..

Excellent Building Amenities: Benefit from a **resident elevator**, a **private covered parking space**, and an additional **storage room** for extra convenience.

Exclusive Community: Enjoy peace and privacy in a well-maintained block with **only 6 units** in total.

PROPERTY DETAILS:**Bedrooms:** 3**Bathrooms:** 2

Covered Area: 101 m²

Covered Veranda: 17 m²

Uncovered Veranda: 3 m²

Floor: 3rd (with elevator access)

Parking: 1 Covered Space

Extras: Storage Room, roof garden 30m²

IDEAL FOR:

First-time buyers seeking a modern, low-maintenance home.

Investors looking for a desirable rental property with strong holiday and long-term rental potential.

Anyone wanting a lock-up-and-leave residence close to the sea and airport.

Embrace a lifestyle of ease and accessibility. This apartment offers everything you need for permanent living or a perfect holiday home.

Contact us today to arrange a viewing!



