



Busy Bees Estate Agents Ltd.



LAND-RESIDENTIAL PROPERTY-INVESTMENT PROJECTS

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FURNISHED 1 BED 1 BATH GARDEN APARTMENT IN ESENTEPE



£57,000 (VAT Payable)

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| <ul style="list-style-type: none">• Title deed ready to transfer• Approx 50m2 apartment• 1 double bedroom + 1 family bathroom• AC throughout• Open plan living/kitchen area• Fully furnished + white goods• Large spacious garden with a view and covered terraced area• 3 large communal swimming pools & children section on site• Great holiday rental potential• Close to amenities | <ul style="list-style-type: none">• Esentepe beach and Hilltown club approx. 15 minute walk 2 minute drive• Walk to supermarket and dine in restaurants / take away• Korineum Golf and Beach Resort : 10 minute drive• Walk to health center• Kyrenia Town Center approx. 25 minute drive• Lefkosa town: 50 minute drive• Larnaca airport: 90 minute drive• 45 minute drive to Ercan airport |
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This fully furnished 1 bedroom garden apartment is located in a beautiful well maintained complex in Esentepe. The apartment comes with 1 bedroom and 1 bathroom. There is a double bedroom with fitted wardrobes and air conditioning, a shower room and an open-plan living room with air conditioning, white goods in the kitchen and French windows leading to the spacious garden which has lovely sea views. This apartment would make a great holiday home or a fantastic buy to let, as it is situated on a fantastic well maintained complex which has 3 pool areas, including a children's area. You are also just a short drive to Korineum Golf Course if golfing is your thing. There are plenty of lovely bars, restaurants, beaches and supermarket just minutes away and only a short walk to the esentepe hilltown beach. What a great gem this is! **Reference No: HP3227**

The property

Open Plan Kitchen /Lounge (7.50 x 3.30m):

Lovely bright living space, with air conditioning, French windows to a private garden. The kitchen comes fully fitted with fridge freezer, oven and hob and a dishwasher.

Bedroom (3.4 x 3.1 m)

Double bedroom with fitted wardrobes and air conditioning with a window facing the front garden area

Bathroom (2.3 x 1.5m)

Fitted with WC, basin and a Shower cubicle

Utility Closet

This is located at the entrance of the apartment, which is fitted the washing machine

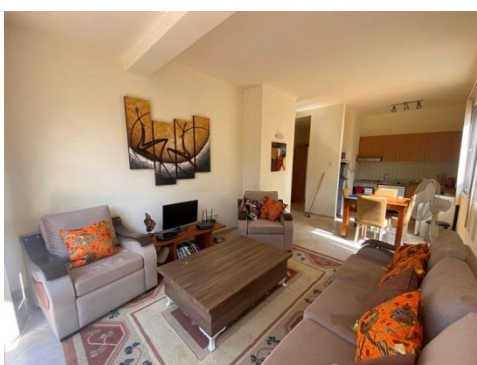
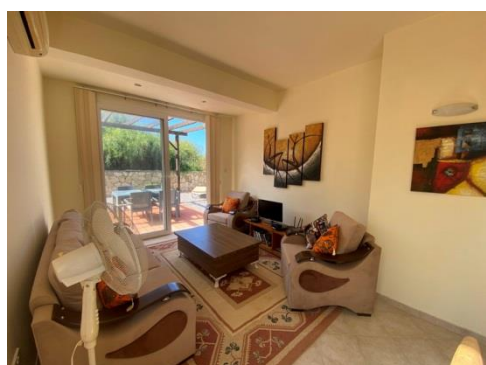
Rental Potential

Approx 45 GBP per night high season

Approx 400 GBP per month long term

Site fee £900 + £150 contingency per year

The Gallery:





The Region

Esentepe

Esentepe is a village with stunning views, easy access to the wonderful beaches and crystal clear water of the Mediterranean sea and where residents usually end up with excellent views due to the strong elevation around Esentepe. Around the village you have pine forests, olive groves and the gentle foot hills of the Besparmak mountain range are accessible and great for wintertime walks. Esentepe is a charming Mediterranean village that over the past few years has grown to become a

village of note, mainly due to the amount of people who have visited and admired the beauty and decided to make it their home. Fortunately this has not detracted from the beauty, and rural feel of this coastal retreat which is nestled at the foot of the Kyrenia mountain range. The Korineum Golf and Country Club, an 18 hole, international standard golf course is a stunning beauty that is located nearby, The Golf and Country Club also has a private club house, public restaurant and bar, hotel facilities and this golf course in Esentepe is quite possibly one of the most stunning courses in the entire Mediterranean region because it not only has dramatic views of the coastline but it benefits from breathtaking views of the Besparmak mountain range meaning that players may find it hard to concentrate on their game!

Popular Area Attractions:

- Alagadi or Turtle beach is a short drive away. In July and September the beach is a big attraction as visitors come to watch the female loggerhead and green turtles come to lay their eggs and see their hatchlings make their desperate run for the sea.
- Korineum Golf and Beach Resort.
- The Incirli cave: a natural underground cave with stalagmites and stalactites
- The New Esentepe Sun Vally harbor due to complete end of 2024
- The miniature meuseum
- Kantara Castle
- Kyrenia Harbor and high street
- St Hilarion Castle
- Bellapais Abbey
- Esentepe beach and restaurant
- Hilltown beach club
- Restaurants include Taro, Gloria Jeans café, Double Gemini, The Old Barn, Ramzi's, Woods Bar, Eagle's Nest, Joya, Roots bar, Sea Breeze, Californian and Many more

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