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A WELL MAINTAINED 2 BEDROOM 2 BATHROOM DUPLEX CORNER APARTMENT WITH COMMUNAL POOL ON CRYSTAL BAY VIEW IN BAHCELI



SOLE AGENT £115,000 + VAT

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| <ul style="list-style-type: none">• Individual title deed available + vat• 2 bedrooms 2 bathrooms, approx. 80m2 + garden terrace• Master bedroom on Mezzanine level• Recently updated bathrooms, new shower, sink, vanity unit and door• Fully fitted kitchen with white goods and breakfast bar• Open plan lounge• Furniture and white goods included• Family friendly and gated community• On site communal pool, communal room with home gym equipment• Spacious covered patio terrace overlooking the communal area• Communal parking | <ul style="list-style-type: none">• Approx 2 minute drive to the shoreline• 15 minute walk to Tawneys's bar and restaurant• Sandy beach with beach cinema and cabannas approx. 5 minute drive• Supermarket approx. 10 minute walk / 1 min drive• More amenities along the coastline• Approx 15 min drive to Korineum golf course and Sun Valley Marina• Approx 30 minute drive to Kyrenia city center• Approx 50 minute drive to Ercan airport• Approx 90 minute drive to Larnaca airport |
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Located within the sought-after Crystal Bay View residence, we are pleased to present this wonderful two-bedroom, two-bathroom duplex apartment, ideally positioned on a corner plot. The property benefits from having just one neighbouring apartment, while the opposite side enjoys attractive views across the beautifully landscaped communal gardens.

Upon entering, you are immediately greeted by a wonderfully bright and airy atmosphere, created by the open-plan kitchen and lounge design. The well-positioned kitchen offers plenty of worktop space, fitted white goods and a convenient breakfast bar, providing a practical and welcoming area for everyday living while seamlessly flowing into the spacious lounge.

The lounge is particularly impressive, featuring a high ceiling enhanced by the mezzanine-level design. Large floor-to-ceiling windows and floor the room with natural light while opening directly onto the generous outside terrace. From here, you can enjoy beautiful views across the beautifully manicured communal gardens and towards the sea in the distance. The combination of the open-plan layout, high ceilings and expansive glazing creates a wonderfully bright, spacious and inviting living environment. Also located on the ground floor is a comfortable double bedroom with fitted wardrobes, together with a recently modernised family/guest bathroom finished with tasteful contemporary features.

Upstairs, the master bedroom suite is situated on the mezzanine level and benefits from fitted wardrobes. A second recently modernised family/guest bathroom serves this floor.

Overall, this is an excellent opportunity for those seeking a low-maintenance holiday home, a comfortable first property abroad or a strong buy-to-let investment.

Reference HP3475

The property:

Ground Floor :

Lounge/ dining area /Kitchen 6.34m x 3.2m /20.80 ft x 10.50 ft

This spacious open-plan lounge and kitchen features high ceilings with beautiful arched windows above, creating a bright and airy living space. The lounge is fitted with air conditioning and has a door leading directly onto the spacious terrace, which is equipped with an umbrella-covered seating area—perfect for relaxing or entertaining.

The kitchen includes a breakfast bar, washing machine, oven and hob. There is also a dedicated fitted space under the stairs for the fridge freezer, along with additional fitted cupboards providing plenty of extra storage.

Bedroom two 3.28m x 3.11m /10.76 ft x 10.20 ft

The downstairs bedroom features two single beds, a fitted wardrobe, air conditioning, and a window providing plenty of natural light and ventilation. The room offers a comfortable and practical space

Downstairs Shower Room 3.14m x 0.91m /10.30 ft x 2.99 ft

Furnished with WC, wash basin and shower

First Floor

Master Bedroom 3.17m x 3.79m /10.40 ft x 12.43 ft

This spacious master bedroom is located on the mezzanine level and features a fitted wardrobe, air conditioning, and a window providing plenty of natural light. The mezzanine level also benefits from an additional window with curtains for extra privacy that overlooks the living room and the beautiful arched windows above offering lovely views of the surrounding area.

Bathroom 2.36m x 2.09m /7.74 ft x 6.86 ft

This stunning bathroom features a modern black and gold design, complete with a WC, stylish black and gold basin, and elegant gold-finished shower. The contemporary finishes create a luxurious and sophisticated feel.

The complex

This superb and family-friendly residence offers a fantastic range of communal facilities, including a dedicated recreation room equipped with home gym equipment, games and more. Residents can also enjoy a lovely communal swimming pool, a covered outdoor seating area and beautifully landscaped gardens with charming pathways throughout.

Rental potential:

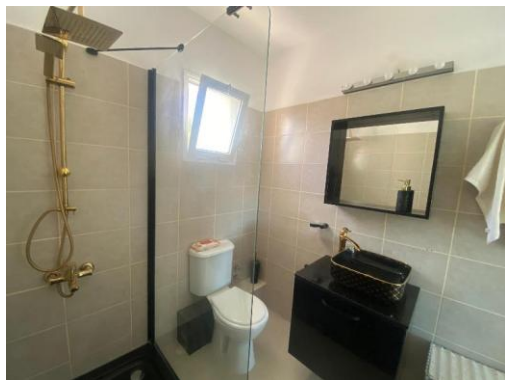
Short term holiday approx. £400 per week

Long term approx. £500 per month

The maintenance fee £600 per year

The Gallery:







Complex photos



The Area:

Bahceli is only a few minute's drive from the North Cyprus, Korineum Golf Course, and is situated close to the peaceful and quaint Cypriot village of Esentepe where you will find grocers shops, bars and restaurants. Living near Esentepe one gets the best of all worlds; easy access to the resort town of Kyrenia, easy access to both Ercan airport and the Beyarmadu/Pyla border crossing for links to south Cyprus. All this from a location that benefits from some of the very best Cyprus views and the stunning Mediterranean climate; furthermore, back from 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.



Popular Area Attractions:

- The New Marina with beach club and restaurant
- Korineum Golf and Beach Resort.
- Esentepe beach and beach restaurant
- Hilltown beach club
- Satin Bay beach and restaurant
- Elexus hotel and casino
- 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.
- The Incirli cave: a natural underground cave made of gypsum crystal
- The miniature museum
- Kyrenia Town Center and new harbor
- Kyrenia Harbour high street
- Kantara Castle
- St Hilarion Castle
- Bellapais Abbey
- Multiple dine in and take away restaurants/bars including: Hilltown, Civil Savunma, Bella beach bar, Tarot cove, Cali Pub, Café Paris, Hati's café, Eagles Nest, Californian, Down the Hill, Diiva Chinese, The Spice Garden, Roots bar, Ponderosa, Tuncayin Yeri, Moonshine, Remzis, Cengiz restaurant, The old barn, Double Gemini, Joya and many more.

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