

## 4 Bedroom House for Sale in Protaras, Famagusta District

This luxurious project is located in the popular area of Pernera between Kapparis and the centre of the tourist resort of Protaras. Situated in a central point of Pernera the project offers direct access to all areas of Protaras and the award winning blue flag beaches of the area. It is also just a few minutes away from Paralimni town centre where the shopping centre and all public services of the Famagusta District are located. Project consists of 21 3 and 4 bedroom residences which stand out for their high aesthetics and design. Structured in a way to offer privacy each residence has a private swimming pool garden parking space and a roof garden overlooking the magical sunsets of Protar...

### Property Info

Covered Area	<b>199</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area	<b>549</b>
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### Additional info

Reference Number	<b>VL20449</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>4</b>

### Amenities

- Balcony

### Location

**Location:** Protaras Region: **Famagusta**

## Price: €752 000 + VAT

VAT for this property is **€63,523** or **€142,880**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 779.00/m<sup>2</sup></b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€752 000 on Nov 3, 2023





