

### 3 Bedroom House for Sale in Kapparis, Famagusta District

This villa comes with an optional roof terrace ensuring uninterrupted sea and mountain views at a short walk distance to the nearest beach. This modern and stylish complex is situated in the resort of Kapparis a hidden gem that very few know about approximately 5km north of Protaras. Kapparis is a small friendly year round resort steadily increasing its popularity among holiday home buyers. READ MORE LOCATION KAPPARIS PARALIMNI CHARACTERISTICS ROOF GARDEN PRIVATE VILLAS WITH POOL 500m TO THE BEACH OFF PLAN DETAILS 132m2 INDOOR AREAS 300m2 PLOTS approximately Three Bedrooms Three Bathrooms Gated Project

#### Property Info

Covered Area	<b>181</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>C</b>

#### Plot / Area Info

Plot area	<b>326</b>
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#### Additional info

Reference Number	<b>VL19339</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

#### Amenities

- Balcony

#### Location

**Location:** Kapparis Region: **Famagusta**

## Price: €482 500 + VAT

VAT for this property is **€35,694** or **€91,675**. 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>€2 666.00/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>
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## Price change history

€482 500 on Nov 4, 2023