

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

The 3 Bedroom villa available is a part of an exclusive gated community consisting of eleven elegant properties with three bedrooms set in large plots of land.

The 3-Bedroom villa available has a contemporary design concept which incorporates minimalism with clean architectural lines, efficient use of all spaces and an abundance of windows flooding the interior with natural light.

Exquisitely designed to the finest detail, constructed with the highest quality materials and with a wide selection of alternative finishes, this villa is a great place to live which you can be proud to call your home.

- elevated position with sea views

- 5 minutes from Ayia Th...

#### Property Info

Covered Area **369**  
 Energy Efficiency **A**

#### Plot / Area Info

Parking **No**

#### Additional info

Reference Number **6705301**  
 Property type **House**  
 Condition **Brand New**  
 Construction Year **1990 and older**  
 Bathrooms **2**

#### Amenities

#### Location

**Location:** Sotira Region: **Famagusta**

## Price: €315 999 + VAT

VAT for this property is **€42,056** or **€60,040**. 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>€856.00/m<sup>2</sup></b>		

## Representative: Estia Properties

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## Price change history

€315 999 on Dec 2, 2023



