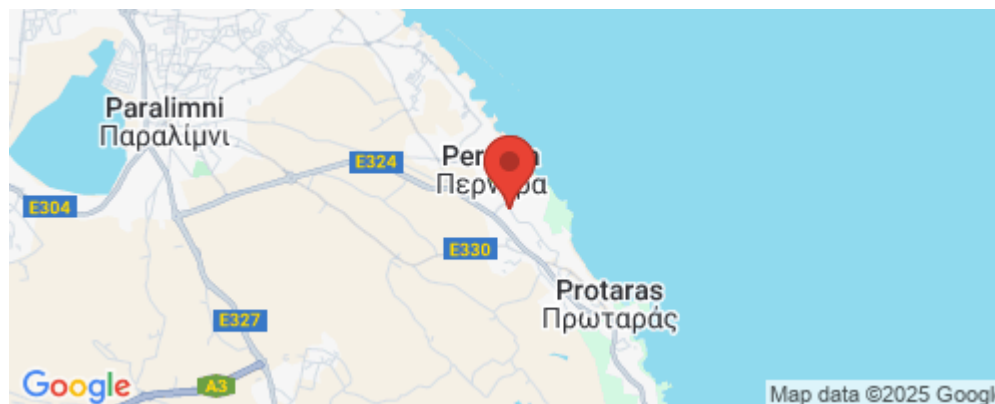


## 3 Bedroom House for Sale in Protaras, Famagusta District

- ✓ 3 Bedroom
- ✓ 3 W/C
- ✓ Internal Areas 132m2
- ✓ Plot Area 282m2
- ✓ Covered Verandas 30m2
- ✓ 1 Living Room
- ✓ 1 Kitchen
- ✓ Private Swimming Pool
- ✓ Covered Parking
- ✓ Completion 2024



This Property is part of a brand-new development located only few meters from the heart of Protaras center. In a short distance there is a large variety of sandy beaches with its own unique scenery and shade. The most famous are Yianna Marie beach and Fig Tree Bay, nevertheless, in a short distance someone may find virgin private bays ready to be explored.

The exclusive residential 3-bedroom villas are ...

### Property Info

Covered Area **132**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **282**  
Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **3059**  
Property type **House**  
Condition **Brand New**  
Bathrooms **3**  
View **Sea view**

### Amenities

- Guest WC

### Location

**Location:** Protaras  
**Coordinates:** **35.025339259634 / 34.040368972183**

Region: **Famagusta**

**Price: €593 000 + VAT**

VAT for this property is **€29,650** or **€112,670**. 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>€4 492.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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License number	<b>62/E</b>	Legal name	<b>N/A</b>
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**Price change history**

€593 000 on Jan 19, 2024









