

## 5 Bedroom House for Sale in Agia Thekla, Famagusta District

Seafront Grandeur – 5-Bedroom Villa with Panoramic Views ✖

In an area of breathtaking natural beauty, just steps away from the turquoise Mediterranean waters, this 5-bedroom villa embodies refined coastal living. Designed in the spirit of classical Greek architecture, it combines timeless elegance with modern comfort, creating a home that is both grand and inviting.

Design & Architecture

Set across expansive interiors, the villa reflects a philosophy of space, symmetry, and natural light. Clean architectural lines are complemented by stone details and bright façades, while floor-to-ceiling windows frame uninterrupted sea views.

Five spacious bedrooms, includin...

### Property Info

Covered Area **224**  
Energy Efficiency **A**

### Plot / Area Info

Plot area **773**  
Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **7153**  
Property type **House**  
Condition **Brand New**  
Construction Year **2023**  
Bathrooms **5+**  
View **Sea view**

### Amenities

- Parking

### Location

**Location:** Agia Thekla  
Coordinates: **34.97268719208 / 33.903379554148**

Region: **Famagusta**

## Price: €1 650 000 + VAT

VAT for this property is **€158,813** or **€313,500**. 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>€7 366.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€1 590 000 on Mar 20, 2024

€1 950 000 on Jul 30, 2024

€1 650 000 on May 6, 2025



