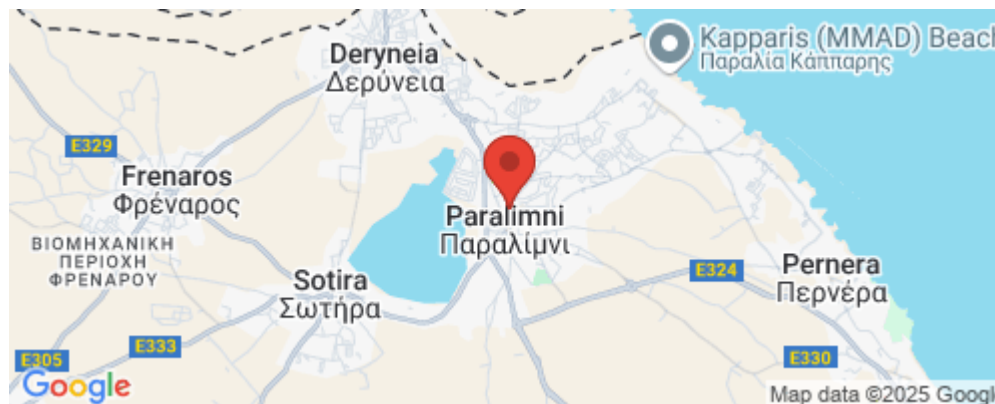


## 4 Bedroom House for Sale in Paralimni, Famagusta District

Four Bedroom Detached Bungalow For Sale in Paralimni with Title Deeds **\*\*\*PRICE REDUCTION\*\*\***(was €450.000)**\*\*\*** This spacious property is located in the residential area of Paralimni, just short walk to all of the shops, supermarkets and coffee houses. Also only a short drive to other all other local villages including Dherynia and Ayia Napa. Upon entering the property you will find yourself in a spacious formal lounge with feature log burner and dining area with corner bar. To the left from the lounge you have access to 2 double bedrooms, master has en-suite facilities and one of the family bathrooms. From the dining area via double partition doors t...



### Property Info

Covered Area

**200**

### Plot / Area Info

Plot area  
Pool

**600**  
**Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**epcc3830**

**House**

**Pre-Owned**

**3**

### Amenities

#### Location

**Location:** Paralimni

Region: **Famagusta**

Coordinates: **35.04031 / 33.98216**

## Price: €420 000 + VAT

VAT for this property is **€35,700** or **€79,800**. 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>~€13 400.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€2 100.00/m<sup>2</sup></b>		

## Representative: Emerald Property Consultants

Registration number	<b>845</b>	Email	<b>info@cyprusemerald.com</b>
License number	<b>329/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35723080080</b>			

## Price change history

€450 000 on Apr 6, 2024

€420 000 on Feb 5, 2025











