

## 3 Bedroom House for Sale in Famagusta - Agia Napa

This beautiful villa is situated in a prime location at the heart of the touristic area of Ayia Napa, offering easy access to the town's restaurants, bars, shops, and other attractions. The villa is part of a gated community, ensuring privacy and security for you and your loved ones.

The villa boasts three spacious bedrooms, each beautifully furnished with comfortable beds, stylish decor, and plenty of storage space. The master bedroom has a luxurious en-suite bathroom, while the other two bedrooms share a family bathroom. The villa is fully furnished and equipped with everything you need for a comfortable and enjoyable stay, including air conditioning throughout, Wi-Fi, and a...

### Property Info

Covered Area	<b>115</b>
Furnishing	<b>Furnished</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>240</b>
Pool	<b>Private, Yes</b>

### Additional info

Reference Number	<b>44071</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2019</b>
Bathrooms	<b>2</b>

### Amenities

- Garden

### Location

**Location:** Famagusta - Agia Napa Region: **Famagusta**

## Price: €495 000 + VAT

VAT for this property is **€24,750** or **€94,050**. 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>~€16 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 304.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€495 000 on May 23, 2024





