

4 Bedroom House for Sale in Famagusta - Agia Napa

A superb 4 bedroom Villa in Mersinia area, Agia Napa. The Villa consists of 4 bedrooms, 3 bathrooms and 4 toilets with ceramic floor. The structure of this residence is beyond unique. Two of the three bedrooms have access to a semi-covered 20 sqm veranda which is exactly above the swimming pool. Just imagine the view, having your morning coffee or afternoon cocktail facing your beautiful swimming pool. On the right sight of the house there is a private garden which also leads to the pool. Additionally, the kitchen is very large to and has all the equipment to meet your needs and there is a spacious living room for your dinners/lunch with your guests. Finally, the living room pretty lux...

Property Info

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|------------------|------------------|
| Covered Area | 202 |
| Furnishing | Furnished |
| Heating | Yes |
| Air Conditioning | Yes |

Plot / Area Info

| | |
|-----------|---------------------|
| Plot area | 520 |
| Pool | Private, Yes |

Additional info

| | |
|-------------------|------------------|
| Reference Number | 31295 |
| Property type | House |
| Condition | Pre-Owned |
| Construction Year | 1991-2000 |
| Bathrooms | 3 |

Amenities

- Storage room

Location

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

Price: €475 000 + VAT

VAT for this property is **€40,869** or **€90,250**. 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.

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|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€15 600.00 | Common expenses | None |
| | | Price per SQM | €2 351.00/m² | | |

Representative: 1st Class Homes

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|--|--------------|------------|--|
| Registration number | 690 | Email | info@1stclass-homes.com |
| License number | 367/E | Legal name | KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD |
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Price change history

€475 000 on May 23, 2024







