

4 Bedroom House for Sale in Famagusta - Agia Napa

In the heart of Ayia Napa, only a short walk from the monastery square and even closer to the sea, this villa is situated. In a gated development that compromises only eight villas, while offering its owner the privileges of luxurious detached property in a central location.

While making this your home, you can instantly alternate between the excitement of Ayia Napa and the quiet privacy of your own home. Step outside and you will find everything you need and enjoy within walking distance; from a sandy Blue Flag beach, to a variety of amenities for your every day needs, as well as different entertainment hot spots, during day and night.

Designed and constructed to bring the co...

Property Info

Covered Area **205**
Air Conditioning **Yes**

Plot / Area Info

Plot area **415**
Pool **Private, Yes**

Additional info

Reference Number **41445**
Property type **House**
Condition **Brand New**
Construction Year **2022**
Bathrooms **5+**

Amenities

- Garden

Location

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

Price: €980 000 + VAT

VAT for this property is **€85,810** or **€186,200**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 780.00/m²		

Representative: 1st Class Homes

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Price change history

€1 250 000 on May 24, 2024
 €1 200 000 on Mar 16, 2025
 €980 000 on Sep 9, 2025







