

## 6+ Bedroom House for Sale in Famagusta District

A breathtaking 6-bedroom Villa in Protaras area. This luxurious house is located in the most exclusive beach front gated community in the Protaras area. Situated between 2 of the most infamous beaches of Cyprus, in a private sandy beach, with space to host up to 12 people! The residency has 4 levels(!), a basement, ground floor, 1st floor and a roof garden. Inside the house there is a lift which takes you to the floor of your choice. Starting from the basement, there is a large underground parking, which has space for up to 3 cars. Also, from the basement you can have access to the private gym and the cinema room! On this level, there are also 2 bedrooms, a shower and W/C. Con...

### Property Info

Covered Area	<b>146</b>
Furnishing	<b>Furnished</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>307</b>
Pool	<b>Private, Yes</b>

### Additional info

Reference Number	<b>34124</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2012</b>
Bathrooms	<b>5+</b>

### Amenities

- Roof Garden

### Location

Region: **Famagusta**

## Price: €1 250 000 + VAT

VAT for this property is **€62,500** or **€237,500**. 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>~€46 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 562.00/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

€1 250 000 on May 24, 2024









