

# 3 Bedroom House for Sale in Paralimni, Famagusta District

A house with a private swimming pool in Paralimni. It has an internal area of 313 sqm and 25 sqm of auxiliary use.

The ground floor consists of a dining room, kitchen, living room and a guest toilet.

The 1st floor consists of three (3) bedrooms out of which the master bedroom consist of an ensuite bathroom and a loft. It offers close proximity to all amenities and easy access to Paralimni's center.

### EPC Energy Class D

Property Info		Plot / Area In	fo	Additional info	
				Reference Number	43239
Covered Area	vered Area <b>313</b>	Plot area Pool	766 Private, Yes	Property type	House
Heating	Yes			Condition	<b>Pre-Owned</b>
Air Conditioning	Yes			Construction Year	1990 and older
				Bathrooms	3

#### **Amenities** Location

• Storage room Location: Paralimni Region: Famagusta



Price: €350 000 + VAT

VAT for this property is **€43,018** or **€66,500**. 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	Excluded	Title transfer fee	~€10 <b>600.00</b>	Common expenses	Nama
Title deed	Has Title	Price per SQM	€1 118.00/m²		None

### **Representative: 1st Class Homes**

Registration number	690	Email	info@1stclass-homes.com	
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# **Price change history**

€420 000 on May 26, 2024 €350 000 on Sep 4, 2025





















