

## 6+ Bedroom House for Sale in Famagusta District

Lovely, Detached, Six Bedroom House for sale in Achna Village, Famagusta. The property is located approximately 650 meters southeast of Achna Stadium and approximately 550 meters northwest of Archaggelou Michael church and Agias Marinas church. The property is situated close to all necessary amenities and services. In addition, it enjoys good access to the neighbouring villages.

Detached Three Storey House for sale in Achna Village. The ground floor consists of a kitchen, large living and dining area, one guest/office room and guest toilet. On the first floor there is three bedrooms, the master bedroom has en suite shower with wc and one common bathroom with wc. Also, the house has...

### Property Info

|                  |                             |
|------------------|-----------------------------|
| Covered Area     | <b>430</b>                  |
| Covered Veranda  | <b>30</b>                   |
| Heating          | <b>Central Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>       |

### Plot / Area Info

|           |                     |
|-----------|---------------------|
| Plot area | <b>630</b>          |
| Parking   | <b>Covered, Yes</b> |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>41988</b>     |
| Property type    | <b>House</b>     |
| Condition        | <b>Pre-Owned</b> |
| Bathrooms        | <b>1</b>         |

### Amenities

- Guest WC

### Location

Region: **Famagusta**

## Price: €430 000 + VAT

VAT for this property is **€60,700** or **€81,700**. 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>~€13 800.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 000.00/m<sup>2</sup></b> |                 |             |

## Representative: Kalogirou Real Estate

|                            |              |            |                                     |
|----------------------------|--------------|------------|-------------------------------------|
| Registration number        | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number             | <b>569/E</b> | Legal name | <b>N/A</b>                          |
| Phone: <b>+35724003723</b> |              |            |                                     |

## Price change history

€430 000 on Aug 5, 2024





