

## 3 Bedroom House for Sale in Kapparis, Famagusta District

Reference ID: #SA33091 Price details: €430,000 +VAT Project comprises of 12 exquisite villas situated in the heart of the idyllic area of Protaras – Pernera. Each villa embodies elegance and luxury. The villas have a unique modern design with clean lines and light palette which is made to fulfil your dream of the perfect home. The villas have a private swimming pool, roof terraces (optional) and beautiful gardens that gives you the experience of an everyday getaway right at home. Each villa offers a modern kitchen, smart living and dining areas which all have easy access to the private pool. First floor accommodates of 3 or 4 cosy bedrooms with ensuite bathroom in the master bedroom. To top it...



### Property Info

Covered Area	<b>154</b>
Covered Veranda	<b>13</b>
Total Number of Floors	<b>2</b>

### Plot / Area Info

Plot area	<b>308</b>
Pool	<b>Private, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>SA33091</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>

### Amenities

### Location

**Location:** Kapparis  
Coordinates: **35.037881726086 / 34.024223622694**

Region: **Famagusta**

## Price: €430 000 + VAT

VAT for this property is **€23,064** 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 792.00/m²</b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: +35777000111			

## Price change history

€479 000 on Sep 27, 2024

€430 000 on Oct 19, 2024





