

### 3 Bedroom House for Sale in Agia Triada, Famagusta District

Reference ID: #SA29776 Price details: €470,000 +VAT The project comprises of ten three bedroom residences. Each residence has its own private swimming pool and garden, which ensures the privacy of each and every one. Taking into account the surrounding area, the exterior design of the residences was done in a way that highlights the natural environment, with wood, metal and stone dominating, creating a modern yet timeless design. The same aesthetic is adopted in the exterior of the pool area where wood blends harmoniously with stone, creating a setting of relaxation and tranquility. In the interiors of the residences of the villas, natural shades prevail, with the design highlighting the con...



#### Property Info

#### Plot / Area Info

#### Additional info

|                        |            |           |                     |
|------------------------|------------|-----------|---------------------|
| Covered Area           | <b>190</b> | Plot area | <b>221</b>          |
| Covered Veranda        | <b>28</b>  | Pool      | <b>Private, Yes</b> |
| Total Number of Floors | <b>2</b>   | Parking   | <b>Covered, Yes</b> |

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>SA29776</b>            |
| Property type     | <b>House</b>              |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2026</b>               |
| Bathrooms         | <b>3</b>                  |

#### Amenities

#### Location

**Location:** Agia Triada

Region: **Famagusta**

Coordinates: **35.042363618696 / 34.021928170167**

## Price: €470 000 + VAT

VAT for this property is **€37,353** or **€89,300**. 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>€2 474.00/m<sup>2</sup></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

€425 000 on Sep 27, 2024

€470 000 on Jun 25, 2025





