

2 Bedroom House for Sale in Perneria, Famagusta District

Coastal Elegance – 2-Bedroom Villa in Protaras

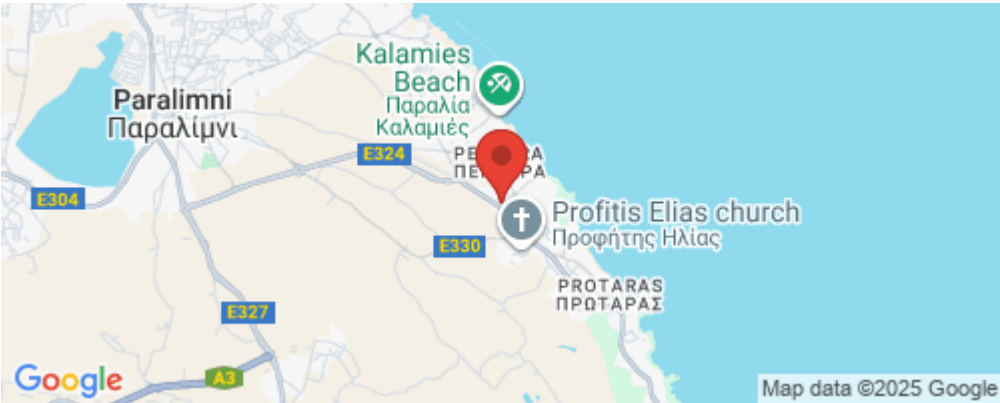
This 2-bedroom villa offers the perfect balance of modern design, comfort, and seaside living in the vibrant resort town of Protaras. Nestled within an exclusive gated community, it provides both privacy and convenience, just minutes from some of Europe’s most famous beaches.

Design & Architecture

The villa features an open-plan layout that seamlessly connects the living, dining, and kitchen areas, creating a sense of flow and brightness. Expansive windows fill interiors with natural light, while outdoor spaces extend the home into a private retreat.

Interiors & Finishes

Two spacious bedrooms designed...



Property Info		Plot / Area Info		Additional info	
Covered Area	128	Plot area	217	Reference Number	233115
Covered Veranda	27	Pool	Yes	Property type	House
Energy Efficiency	A	Parking	Uncovered, Yes	Condition	Under Construction
				Construction Year	2026
				Bathrooms	2
Amenities		Location		Region: Famagusta	
• Parking		Location: Perneria			
		Coordinates: 35.024946874517 / 34.037725614761			

## Price: €480 000 + VAT

VAT for this property is **€24,000** or **€91,200**. 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>€3 750.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
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## Price change history

€480 000 on Oct 1, 2024

