

## 2 Bedroom House for Sale in Liopetri, Famagusta District

Reference ID: #SA35310 Price details: €360,000 This villa features two bedrooms, one of which is a generously proportioned ensuite with its own bathroom, ensuring privacy and convenience. An additional bathroom caters to the needs of residents and guests. Step outside to an inviting outdoor patio that connects seamlessly with the swimming pool, providing an idyllic setting for leisurely afternoons and entertaining friends and family. Whether you choose to take a refreshing dip in the pool or simply bask in the Mediterranean sunshine, the outdoor space offers a perfect retreat. Convenience is further enhanced by the presence of a dedicated parking space, ensuring secure and hassle-free parki...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**81**

Plot area

**466**

Reference Number

**SA35310**

Property type

**House**

Condition

**Pre-Owned**

Construction Year

**2018**

Bathrooms

**2**

### Amenities

### Location

**Location:** Liopetri

Region: **Famagusta**

Coordinates: **34.974623860229 / 33.902821903557**

## Price: €360 000 + VAT

VAT for this property is **€18,000** or **€68,400**. 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>~€11 000.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€4 444.00/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

€360 000 on Oct 16, 2024





