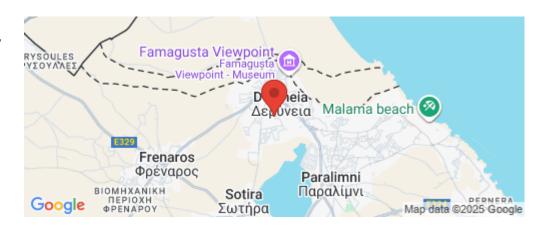


## 638m<sup>2</sup> Plot for Sale in Deryneia, Famagusta District

The plot is located within the administrative boundaries of Deryneia Municipality, Famagusta district, approximately 700m from Deryneia City Center, and about 1km from 1st April Avenue in Paralimni.



The field has a regular shape, and a road frontage of 25 meters.

The property total land area is 638 s.q.m. The asset belongs to  $K\alpha6$  zone and could build up to 574 s.q.m.

The location of the plot is ideal for a permanent residence or a small building of residential apartments.

Property Info	Plot / Area Info		Additional info	
	Dietaves	638 Κα6	Reference Number	544
	Plot area		Property type	<b>Land and Plots</b>
	Planning zone		Condition	<b>Pre-Owned</b>

**Amenities Location** 

**Location:** Deryneia Region: **Famagusta** 

Coordinates: 35.056535 / 33.961841



**Price: €100 000 + VAT** 

VAT for this property is €18,065 or €19,000. 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 Excluded

Title transfer fee ~€1 650.00

Price per SQM €157.00/m²

Common expenses None

## **Representative: Sweet Home Estates**

Registration number 504 Email sales@sweethome.cy License number 165/E Legal name N/A

Phone: +35723744131, +35777772027, +35799729494

## **Price change history**

€115 000 on Sep 9, 2023 €100 000 on Jul 15, 2025



