

4 Bedroom House for Sale in Pernera, Famagusta District

Discover your dream coastal home with this beautiful three-bedroom villa, perfectly positioned just steps away from the famous Sirina Bay, the upcoming world-class Protaras Marina, and the well-known Chrystal Springs Hotel. Set within a small, private complex, this residence offers the ultimate blend of tranquility, comfort, and convenience. X

The villa features a separate kitchen and a bright, open-plan living and dining area that flows seamlessly onto a spacious terrace – ideal for relaxing or entertaining outdoors.

Upstairs, you'll find three generous bedrooms with built-in wardrobes, including a master with en-suite, while the other two share a well-sized family bathr...

Property Info		Plot / Area Info		Additional info	
Covered Area	200			Reference Number	812
Furnishing	Furnished	Plot area	280	Property type	House
Heating	Central Heating, Yes	Parking	Uncovered, Yes	Condition	Pre-Owned
Air Conditioning	All rooms, Yes			Bathrooms	3
				View	Sea view

Amilities	Location	Region
• Guest WC	Location: Pernera Coordinates: 35.044106 / 34.030872	Famagusta

Price: €850 000 + VAT

VAT for this property is **€72,250** or **€161,500**. 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 Price per SQM	~€30 600.00 €4 250.00/m²	Common expenses	None
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Representative: Sweet Home Estates

Registration number	504	Email	sales@sweethome.cy
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Price change history

€800 000 on Sep 10, 2023

€850 000 on Aug 6, 2024















