

3 Bedroom House for Sale in Pernera, Famagusta District

Elegant 3-Bedroom Villa in Pernera – 700m from the Beach

This stylish 3-bedroom villa is set in a quiet residential development in Pernera, just 700 meters from Kalamies Beach. Offering a perfect blend of privacy, comfort, and modern design, it is ideal for both family living and holiday escapes by the sea.

Design & Architecture

The villa combines contemporary architecture with bright, open spaces designed to maximize natural light and create seamless indoor-outdoor living.

Elegant façade with modern lines and premium finishes

Spacious interiors with functional open-plan layout

Large windows framing views of the garden and pool

Interiors &a...



Property Info

Covered Area	202
Covered Veranda	35
Uncovered Veranda	86
Energy Efficiency	A

Plot / Area Info

Plot area	321
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	37822
Property type	House
Condition	Under Construction
Construction Year	2026
Bathrooms	3

Amenities

- Parking

Location

Location: Pernera

Coordinates: **35.0298312360108 / 34.0376653989432**

Region: **Famagusta**

Price: €625 000 + VAT

VAT for this property is **€53,775** or **€118,750**. 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	None	Common expenses	None
		Price per SQM	€3 094.00/m²		

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty ltd
Phone:	+35795129336, +35799409010		

Price change history

€520 000 on Sep 22, 2023

€625 000 on Jul 30, 2024





