

## 3 Bedroom House for Sale in Protaras, Famagusta District

This 3 bedroom villa nestled in the tranquil area of Agia Triada, Protaras, this offers a peaceful haven for both permanent residents and holidaymakers.

Its location perfectly balances seclusion and convenience, situated between the vibrant areas of Kapparis and Pernera, which thrive year-round.



- Features a private swimming pool and garden, ensuring complete privacy
- Contemporary exterior design incorporating wood, metal, and stone for a natural yet modern aesthetic

Designed for Relaxation

The outdoor space blend seamlessly with their surroundings, using wood and stone to create a tranquil poolside retreat. Inside, the interiors boast natural tones ...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>162</b>	Plot area	<b>221</b>	Reference Number	<b>234488</b>
Covered Veranda	<b>28</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
Energy Efficiency	<b>A</b>	Parking	<b>Uncovered, Yes</b>	Condition	<b>Under Construction</b>
				Construction Year	<b>2027</b>
				Bathrooms	<b>3</b>
Amenities		Location			

- Parking

**Location:** Protaras

Region: **Famagusta**

Coordinates: **35.0374362 / 34.0236877**

## Price: €470 000 + VAT

VAT for this property is **€28,374** or **€89,300**. 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>€2 901.00/m²</b>		

## Representative: MySpace

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## Price change history

€430 000 on Jan 29, 2025  
 €470 000 on Mar 17, 2025









