

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

Sale of a new modern 3 bedroom villa with private pool in Protaras. The villa is located just 500 m from the sea, a 2-minute drive from the center of Protaras, close to all necessary infrastructure.

#### Property Info

Covered Area **162**  
 Furnishing **Unfurnished**  
 Energy Efficiency **A**  
 Air Conditioning **No**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **126116**  
 Property type **House**  
 Condition **Brand New**  
 Bathrooms **2**

#### Amenities

##### Location

**Location:** Protaras Region: **Famagusta**

**Price: €596 000 + VAT**

VAT for this property is **€35,981** or **€113,240**. 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>€3 679.00/m<sup>2</sup></b>		

**Representative: DOM Real Estate**

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**Price change history**

€596 000 on Feb 4, 2025



