

4 Bedroom House for Sale in Famagusta - Agia Napa

Nestled in the heart of Ayia Napa, just a short stroll from the Monastery Square and even closer to the sparkling coastline, this exquisite villa offers the perfect blend of luxury and location. Set within a gated development comprising only eight exclusive villas, it provides the unique advantage of owning a private, detached home in a vibrant, central setting.



Living here, you can easily immerse yourself in the lively atmosphere of Ayia Napa or retreat to the tranquility and privacy of your own sanctuary. Everything you need is within walking distance, from the pristine Blue Flag beach to a variety of shops, amenities, and entertainment venues that promise to cater to your every ...

Property Info		Plot / Area Info		Additional info	
Covered Area	210			Reference Number	234898
		Distance	Plot area 436 Pool Common, Yes	Property type	House
Covered Veranda	eranda 24	Plot area		Condition	Pre-Owned
Uncovered Veranda	74	Pool			
Energy Efficiency	Α			Construction Year	2023
Energy Emelency	^			Bathrooms	5+

Amenities Location

Location: Famagusta - Agia Napa Region: **Famagusta**

Coordinates: **34.9852607** / **33.9989023**



Price: €2 100 000 + VAT

VAT for this property is €189,000 or €399,000. 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	~€80 600.00	Common expenses	Nama
		Price per SOM	€10 000.00/m²		None

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty Itd

Phone: **+35795129336**, **+35799409010**

Price change history

€2 100 000 on Feb 14, 2025





































