

4 Bedroom House for Sale in Agia Thekla, Famagusta District

Elegant 4-Bedroom Mediterranean Villa Near the Sea

Discover this prestigious 4-bedroom, 3-bathroom villa, offering over 190 sq. m of refined living space on a spacious 726 sq. m plot. Located in a peaceful gated community in the sought-after Ayia Thekla – Potamos area, just a few hundred meters from the sea, this exceptional home seamlessly blends classic and modern architectural design to create an atmosphere of elegance and comfort.

Seamless Indoor-Outdoor Living

Thoughtfully designed layout, maximizing natural light and open-plan living.

Harmonious connection between interior and exterior spaces, enhancing functionality and flow.

High-qualit...

| Property Info | | Plot / Area Info | | Additional info | |
|-------------------|-----------------------|---|------------|------------------|------------------|
| Covered Area | 191 | Plot area | 726 | Reference Number | 234939 |
| Energy Efficiency | A | Pool | Yes | Property type | House |
| Air Conditioning | All rooms, Yes | | | Condition | Pre-Owned |
| | | | | Bathrooms | 3 |
| | | | | View | Sea view |
| Amenities | | Location | | | |
| | | Location: Agia Thekla Region: Famagusta | | | |

Price: €899 000 + VAT

VAT for this property is **€71,967** or **€170,810**. 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 | ~€32 560.00 €4 707.00/m² | Common expenses | None |
|-----|-----------------|-------------------------------------|--|-----------------|-------------|

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

€899 000 on Feb 14, 2025





