

## 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	
				Reference Number	234939
Covered Area Energy Efficiency Air Conditioning	191 A All rooms, Yes	Plot area Pool	726 Yes	Property type	House
				Condition	<b>Pre-Owned</b>
				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	Productos	Title transfer fee	~€32 <b>560.00</b>	Common expenses	Nama
	Excluded	Price per SOM	€4 707.00/m <sup>2</sup>		None

## **Representative: MySpace**

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## **Price change history**

€899 000 on Feb 14, 2025

















