

## 5 Bedroom House for Sale in Famagusta - Agia Napa

Exclusive Beachfront Villas for Sale

Located on the west of the peninsula, these luxurious detached villas offer unparalleled sea views, modern elegance, and direct beach access.

### Villa Features

- 3, 4 & 5-bedroom fully detached residences
- Spacious open-plan living areas with premium finishes
- Lush private gardens & outdoor spaces
- Unobstructed Mediterranean Sea views

### Prime Beachfront Location

- Just steps from a stunning crescent-shaped beach
- Exclusive, tranquil setting with breathtaking surroundings
- Close to premium lifestyle amenities, dining & leisure options

A rare opportunity to own a luxury seaside retreat i...

### Property Info

Covered Area	<b>716</b>
Covered Veranda	<b>134</b>
Uncovered Veranda	<b>157</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area **900**

### Additional info

Reference Number	<b>235620</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>5+</b>

### Amenities

### Location

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

## Price: €8 340 000 + VAT

VAT for this property is **€1,339,991** or **€1,584,600**. 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>€11 648.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€8 340 000 on Mar 7, 2025





