

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

### Seaside Serenity with Modern Elegance

Nestled in the tranquil area of Agia Triada, Protaras, this project offers a peaceful haven for both permanent residents and holidaymakers. Its location perfectly balances seclusion and convenience, situated between the vibrant areas of Kapparis and Pernera, which thrive year-round.

#### Project Highlights

- 11 three-bedroom residences: 10 semi-detached and 1 detached villa
- Each villa features a private swimming pool and garden, ensuring complete privacy
- Contemporary exterior design incorporating wood, metal, and stone for a natural yet modern aesthetic

#### Designed for Relaxation

The outdoor s...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>162</b>	Plot area	<b>221</b>	Reference Number	<b>235878</b>
Covered Veranda	<b>28</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
Energy Efficiency	<b>A</b>	Parking	<b>Uncovered, Yes</b>	Bathrooms	<b>3</b>

#### Amenities

- Parking

#### Location

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

## Price: €472 000 + VAT

VAT for this property is **€28,495** or **€89,680**. 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 Price per SQM	<b>~€15 480.00</b> <b>€2 914.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

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## Price change history

€472 000 on Mar 17, 2025





