

## 3 Bedroom House for Sale in Famagusta District

This exclusive development of 14 contemporary three-bedroom villas is nestled in the scenic surroundings of Protaras, just a short walk from a golden sandy beach and the crystal-clear waters of the Mediterranean. Each residence boasts a private swimming pool, a charming terrace, and a beautifully landscaped garden—creating an idyllic retreat for relaxation and outdoor living.

The architectural design embraces clean, modern lines and natural materials, seamlessly blending with the picturesque landscape to offer a sense of serenity and privacy. Expansive terraces, floor-to-ceiling windows, and open-plan layouts invite an abundance of natural light, enhancing the feeling of space and...



### Property Info

Covered Area

**152**

### Plot / Area Info

Plot area

**297**

### Additional info

Reference Number

**f20703**

Property type

**House**

Construction Year

**2027**

Bathrooms

**3**

### Amenities

### Location

Region: **Famagusta**

Coordinates: **35.041 / 34.0196**

## Price: €564 000 + VAT

VAT for this property is **€29,239** or **€107,160**. 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>~€19 160.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 711.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

Registration number	<b>1013</b>	Email	<b>info@cyprus-sothebysrealty.com</b>
License number	<b>517/E</b>	Legal name	<b>ConceptRealty Ltd</b>
Phone: <b>+35726080180, +35797612926</b>			

## Price change history

€564 000 on Apr 5, 2025



