

3 Bedroom House for Sale in Protaras, Famagusta District

This gorgeous 3 bedroom villa is situated on a popular complex located in Protaras area . With a large and maintained pool area private parking a spacious living area with kitchen to satisfy all cooking lovers three good size bedrooms and ample of bathroom space this villa offers comfort to all the guests. Facilities are just 500m away from the property providing kiosks restaurants shopping bars groceries creperies and beaches. PRIVATE PARKING PRIVATE POOL GATED COMMUNITY EASY ACCESS TO THE BEACH HIGH RENTAL POTENTIAL READY TO MOVE IN 118m2 COVERED AREAS 8m2 COVERED VERANDAS 6m2 UNCOVERED VERANDAS 234 m2 PLOT SIZE TITLE DEEDS YEAR BUILT 2005

Property Info

Covered Area	118
Total Number of Floors	2
Energy Efficiency	B

Plot / Area Info

Plot area **234**

Additional info

Reference Number	VL47013
Property type	House
Bathrooms	3

Amenities

- Balcony

Location

Location: Protaras Region: **Famagusta**

Price: €420 000 + VAT

VAT for this property is **€21,000** or **€79,800**. 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	~€13 400.00	Common expenses	None
		Price per SQM	€3 559.00/m²		

Representative: Nicolaou Estates

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License number	365/E	Legal name	Nicolaou Estates LTD
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Price change history

€420 000 on Apr 26, 2025

