

## 3 Bedroom House for Sale in Cape Greko, Famagusta District

Recently reduced from 530K, this superb 3 bedroom detached villa is located on an exclusive gated complex in Cape Greko, just 150 meters from the sea, the villa is on the 2nd line!!

The interior consists of an open plan living and dining room, kitchen with granite worktops and guest WC on the ground floor. The first floor has 3 good sized bedrooms and a family bathroom, the master bedroom enjoys en-suite facilities. Two of the bedrooms have balconies with great views.

Leading outside is a spacious garden area with attractive wooden beam features, a private swimming pool and private parking.

This beautifully maintained villa comes fully furnished with stylish furnishi...

### Property Info

Covered Area **125**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **250**  
Pool **Yes**  
Parking **Uncovered, Yes**

### Additional info

Reference Number **9189**  
Property type **House**  
Condition **Pre-Owned**  
Bathrooms **3**  
View **Sea view**

### Amenities

- Guest WC

### Location

**Location:** Cape Greko Region: **Famagusta**

## Price: €499 000 + VAT

VAT for this property is **€24,950** or **€94,810**. 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	<b>Excluded</b>	Title transfer fee	<b>~€16 560.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 992.00/m²</b>		

## Representative: Purple International Real Estate

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## Price change history

€499 000 on May 2, 2025

























