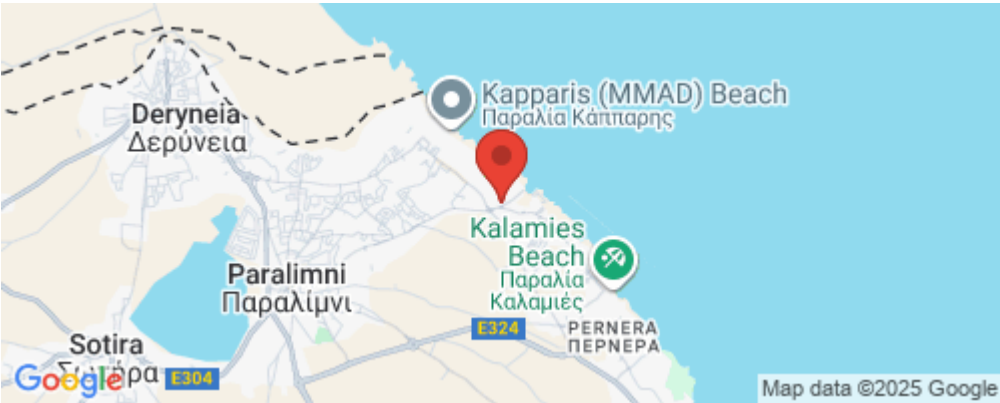


4 Bedroom House for Sale in Kapparis, Famagusta District

Nestled in the picturesque coastal town of Kapparis, this exceptional property offers the perfect blend of luxury, comfort, and prime location. Just moments from pristine golden beaches, it provides easy access to the crystal-clear waters of the Mediterranean while being close to the vibrant local amenities, including shops, restaurants, and leisure facilities.



Designed with elegance and functionality in mind, the residence features spacious modern interiors, four generously sized bedrooms, a lower level, a roof terrace, and a spacious garden with private pool. Covering 154 square meters of refined living space, the open-plan design seamlessly connects the living, dining, and kitc...

Property Info

Covered Area	155
Heating	Central Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	320
Pool	Yes
Parking	Uncovered, Yes

Additional info

Reference Number	13534
Property type	House
Condition	Brand New
Bathrooms	4
View	Sea view

Amenities

- Guest WC

Location

**Location:** Kapparis  
**Coordinates:** 35.049442866873 / 34.0181450743

Region: **Famagusta**

**Price: €800 000 + VAT**

VAT for this property is **€43,613** or **€152,000**. 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>€5 161.00/m<sup>2</sup></b>		

**Representative: Purple International Real Estate**

Registration number	<b>1052</b>	Email	<b>info@purpleinternational.eu</b>
License number	<b>512/E</b>	Legal name	<b>A.A. Purple Real Estate Ltd</b>
Phone: +35723811058			

**Price change history**

€570 000 on May 2, 2025

€580 000 on May 8, 2025

€800 000 on Aug 9, 2025

