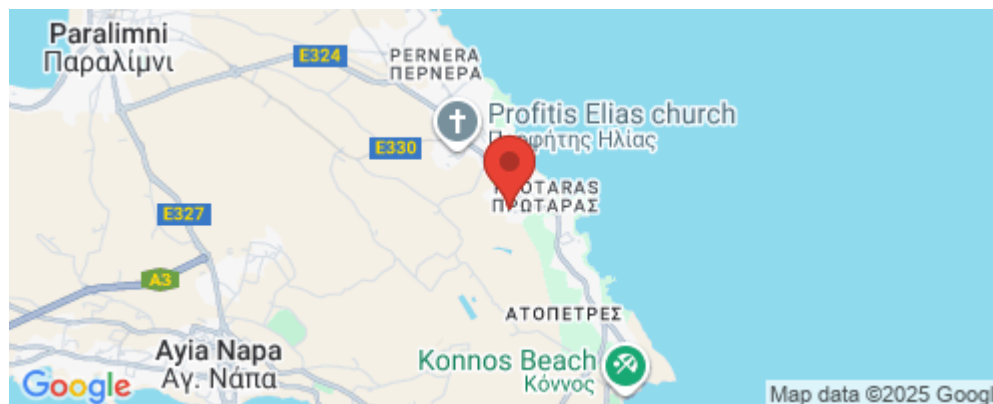


## 5 Bedroom House for Sale in Protaras, Famagusta District

Introducing a magnificent new build villa, this modern residence stands proudly in a prime coastal location, mere minutes away from the heart of Protaras and the renowned Fig Tree Bay beach. Nestled on a peaceful and secluded plot measuring 1064 m<sup>2</sup>, this property boasts a total covered area of 652 m<sup>2</sup>, thoughtfully designed to harmonize with the surrounding landscape of the Protaras hills.



Anticipated for completion within 6-8 months from the signing of the contract, this villa presents a unique contemporary architectural design, seamlessly blending its interiors with the expansive outside space. The property features a stunning Mosaic Tiled Vanishing Edge Swimming Pool, offering ...

### Property Info

Covered Area **652**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **1064**  
Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **14118**  
Property type **House**  
Condition **Brand New**

### Amenities

- Gym

### Location

**Location:** Protaras  
**Coordinates:** **35.01027381603 / 34.050007613527**

Region: **Famagusta**

## Price: €2 250 000 + VAT

VAT for this property is **€355,031** or **€427,500**. 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>€3 451.00/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

€2 250 000 on May 2, 2025









