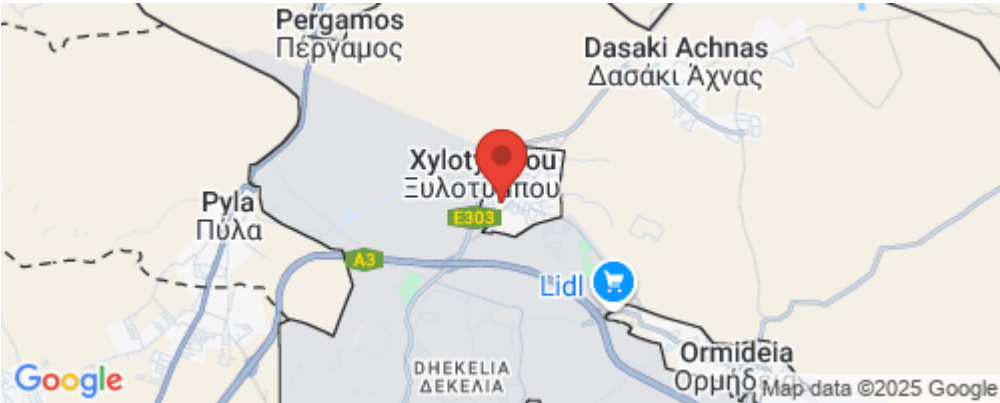


3 Bedroom House for Sale in Famagusta District

3 Bedroom Bungalow in Xylofagou



Nestled amidst the serene outskirts of Xylophagou, this captivating 3-bedroom bungalow presents a haven of tranquility with effortless access to the highway, harmoniously merging modern comfort with the charm of countryside living. Embracing a spacious layout, the residence graces a vast plot spanning 2,723 square meters, promising abundant space for relaxation and outdoor pursuits.

A true gem of this property is its private swimming pool, a refreshing sanctuary for leisurely swims and rejuvenating moments. The expansive outdoor expanse invites delightful opportunities for alfresco dining, entertaining cherished guests, or simply basking in th...

Property Info		Plot / Area Info		Additional info	
Covered Area	136	Plot area	2723	Reference Number	14419
Air Conditioning	All rooms, Yes	Pool	Yes	Property type	House
				Condition	Brand New
				Bathrooms	2
Amenities	Location				
	Region: Famagusta				
	Coordinates: 35.015212194329 / 33.738985082344				

## Price: €510 000 + VAT

VAT for this property is **€25,500** or **€96,900**. 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>€3 750.00/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>
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## Price change history

€510 000 on May 2, 2025













