

3 Bedroom House for Sale in Famagusta District

Stunning 3 Bedroom Bungalow in Xylofagou



INCLUDING POOL 3X7, AC UNITS, ELECTRIC APPLIANCES, (OVEN, HOB EXTRACTOR FAN, DISHWASHER, FRIDGE, WASHING MACHINE ALL FREE STANDING) FURNITURE (3 SEATER SOFA, COFFEE TABLE, KITCHEN TABLE WITH 4 CHAIRS, 3 BEDS, 3 BEDSIDE TABLES) BLINDS FOR ALL WINDOWS AND DOORS.

This fantastic off plan property is located in a quiet area of Xylofagou, just a few minutes’ drive to the local village amenities, the beaches of Ayia Thekla and the New Marina are less than 15 minutes’ drive away.

A modern design bungalow comprising an open plan kitchen, living / dining area, 3 bedrooms, a family bathroom, and guest w.c. The master bedroom e...

Property Info		Plot / Area Info		Additional info	
Covered Area	115	Plot area	327	Reference Number	17894
Air Conditioning	All rooms, Yes	Pool	Yes	Property type	House
		Parking	Covered, Yes	Condition	Brand New
				Bathrooms	2

AmenitiesLocation



• Garden

Region: **Famagusta**

Coordinates: **34.984488217961 / 33.853743861551**

www.index.cy - All Cyprus Real Estate

Price: €320 000 + VAT

VAT for this property is **€16,000** or **€60,800**. 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	None	Common expenses	None
		Price per SQM	€2 783.00/m²		

Representative: Purple International Real Estate

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Price change history

€255 000 on May 2, 2025
 €320 000 on Sep 28, 2025



