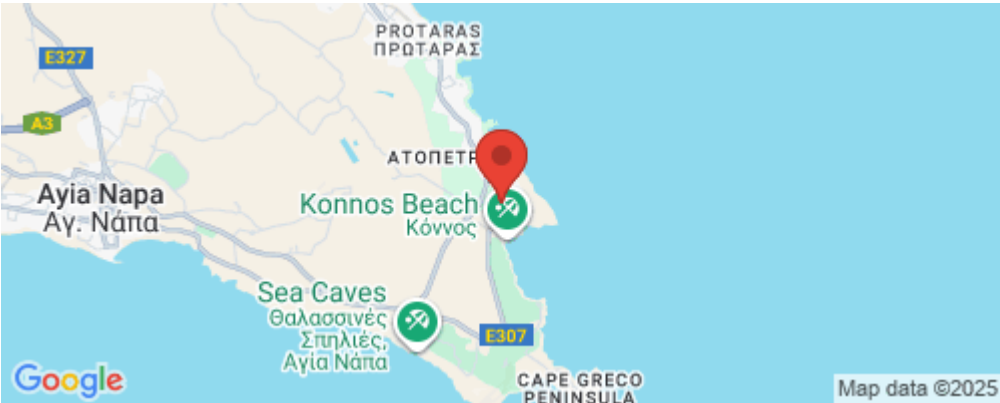


4 Bedroom House for Sale in Cape Greko, Famagusta District

For sale off-plan, this modern detached villa in Cape Greko offers 168 m² of thoughtfully designed internal space, providing a spacious and comfortable layout ideal for families or holiday home seekers. The property includes four well-proportioned bedrooms and three stylish bathrooms. A guest WC is also available on the ground floor. Buyers have the option to add a sea-view roof terrace, enhancing the villa’s appeal with panoramic coastal views.



Designed with modern living in mind, the villa features open-plan living areas bathed in natural light, seamlessly connecting indoor and outdoor spaces. The private swimming pool and spacious garden create the perfect setting for relaxat...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------|----------------|---|--------------|-------------------|-----------|
| Covered Area | 169 | Plot area | 452 | Reference Number | 18758 |
| Air Conditioning | All rooms, Yes | Pool | Yes | Property type | House |
| | | Parking | Covered, Yes | Condition | Brand New |
| | | | | Bathrooms | 3 |
| | | | | View | Sea view |
| Amenities | | Location | | | |
| • Guest WC | | Location: Cape Greko | | Region: Famagusta | |
| | | Coordinates: 34.98935208663 / 34.068921931005 | | | |

Price: €1 350 000 + VAT

VAT for this property is **€88,749** or **€256,500**. 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 | Excluded | Title transfer fee | None | Common expenses | None |
| | | Price per SQM | €7 988.00/m² | | |

Representative: Purple International Real Estate

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

Price change history

€1 250 000 on May 2, 2025

€1 350 000 on Jun 26, 2025

