

## 4 Bedroom House for Sale in Pernera, Famagusta District

Modern Grand Villas in Exclusive Protaras Location

Designed to blend comfort, style, and sustainability, these five luxurious villas offer a modern lifestyle in harmony with nature. Neutral exterior tones complement the environment, while innovative architecture maximizes natural light and energy efficiency. Panoramic views and high-end finishes make each villa a private retreat.

Choose between two contemporary design styles, both offering two levels of living space with 3 or 4 bedrooms, an open-plan kitchen/dining area, and spacious living room. Plot sizes range from 315–400 m<sup>2</sup>.

Enjoy seamless outdoor living with a private infinity pool, BBQ area, lush surroundings, ...

Property Info		Plot / Area Info		Additional info		
	274	Plot area Pool		Reference Number	57820	
			380 Private, Yes	Property type	House	
Covered Area				Condition	<b>Under Construction</b>	
				Construction Year	2023	
				Bathrooms	3	

**Amenities** Location

• Roof Garden Location: Pernera Region: Famagusta



Price: €630 000 + VAT

VAT for this property is €71,415 or €119,700. 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 evacaces	None
		Price per SQM	€2 299.00/m <sup>2</sup>	<b>m</b> <sup>2</sup> Common expenses	None

## **Representative: 1st Class Homes**

Registration number	690	Email	info@1stclass-homes.com	
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## **Price change history**

€630 000 on May 8, 2025



























