

## 3 Bedroom House for Sale in Kapparis, Famagusta District

Contemporary Coastal Living – 3-Bedroom Villa in Kapparis

This elegant 3-bedroom villa in Kapparis offers the perfect balance of modern design, coastal charm, and refined comfort. Thoughtfully planned to maximize natural light and outdoor space, it provides an idyllic retreat just minutes from some of Cyprus's most beautiful beaches.

Design & Architecture

Crafted with a sleek architectural vision, the villa combines clean lines with expansive interiors, creating a home that is both functional and visually striking.

Open-plan living and dining areas that flow effortlessly into the kitchen

Floor-to-ceiling windows framing garden and pool views

Tho...

Property Info		Plot / Area Info		Additional info	Additional info	
Covered Area	171	Plot area	377	Reference Number	236785	
Covered Veranda	21	Pool	Yes	Property type	House	
Uncovered Veranda	21	Parking	Covered, Yes	Bathrooms	4	

## **Amenities** Location

• Parking Location: Kapparis Region: Famagusta



Price: €655 000 + VAT

VAT for this property is **€44,011** or **€124,450**. 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 E	Fredridad	Title transfer fee	~€22 <b>800.00</b>	Camana ay ay an an an	Nama
	Excluded	Price per SOM	€3 830.00/m <sup>2</sup>	Common expenses	None

## **Representative: MySpace**

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty Itd

Phone: **+35795129336**, **+35799409010** 

## **Price change history**

€582 000 on May 8, 2025 €655 000 on Sep 13, 2025



