

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

Reference ID: #SA36488 Price details: €310,000 Detached two-storey house with a swimming pool in the touristic area of Protara, in Paralimni municipality of Famagusta district. It is situated approximately 370 m southwest of the beach «MALAMA BEACH», approximately 1.2 Km southwest of the beach «Agia Triada Beach» and approximately 360 m east of Kennedy Avenue. The property is ideally situated close to an abundance of amenities and services such as supermarkets, schools, cafes, shops etc. In addition, it enjoys good access to the beautiful beaches of the area and the tourist area of "Protaras". The house is within a complex that abuts onto a public registered road along the north... 

Property Info	Plot / Area Info		Additional info	
Covered Area	<b>123</b>	Plot area	<b>291</b>	Reference Number <b>SA36488</b>
Total Number of Floors	<b>2</b>			Property type <b>House</b> Condition <b>Pre-Owned</b> Bathrooms <b>3</b>

Amenities	Location	
	<b>Location:</b> Paralimni Coordinates: <b>35.055398445774 / 34.011261157845</b>	Region: <b>Famagusta</b>

## Price: €310 000 + VAT

VAT for this property is **€15,500** or **€58,900**. 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>~€9 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 520.00/m<sup>2</sup></b>		

## Representative: Smart Assets

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## Price change history

€310 000 on May 15, 2025





