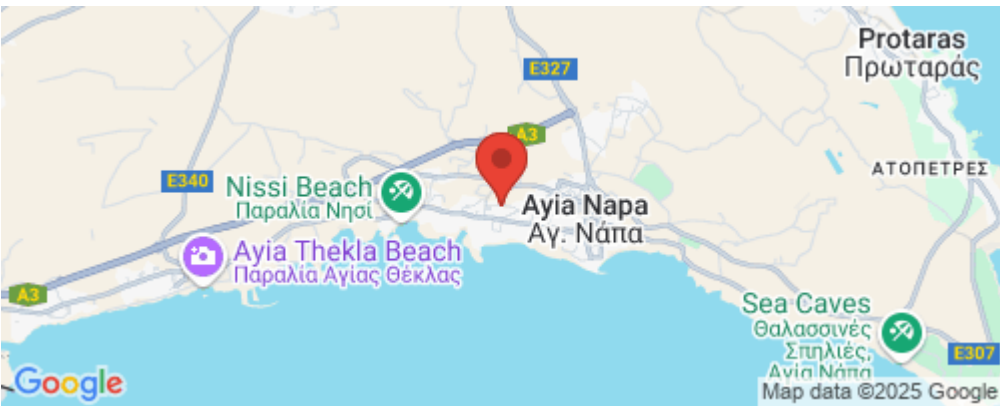


4 Bedroom House for Sale in Famagusta District

For sale is a modern, detached villa off plan in the sought-after area of Ayia Napa. With a spacious internal area of 157 m2, this home offers four comfortable bedrooms, making it a perfect choice for families or those who enjoy extra space for guests or a home office.



The property features a private swimming pool where you can relax and enjoy the sun in complete privacy. The villa is designed with a contemporary style, making use of clean lines and quality materials that create a bright and welcoming atmosphere throughout.

Ayia Napa is known for its stunning beaches, vibrant nightlife, and a wide range of leisure activities. It is a hub for entertainment, dining, and relaxa...

Property Info		Plot / Area Info		Additional info	
Covered Area	157	Plot area	329	Reference Number	18976
Air Conditioning	All rooms, Yes	Pool	Yes	Property type	House
		Parking	Covered, Yes	Condition	Brand New
Amenities		Location			
• Guest WC		Region: Famagusta			
		Coordinates: 34.990282499752 / 33.985945016893			

Price: €645 000 + VAT

VAT for this property is **€36,276** or **€122,550**. 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	€4 108.00/m²		

Representative: Purple International Real Estate

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License number	512/E	Legal name	A.A. Purple Real Estate Ltd
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Price change history

€635 000 on May 16, 2025
 €645 000 on Jun 19, 2025



