

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

Sale of a new modern 3 bedroom villa with private pool in Protaras. The villa is located just 500 m from the sea, a 2-minute drive from the center of Protaras, close to all necessary infrastructure.

### Property Info

Covered Area	<b>162</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>No</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>146956</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

#### Location

**Location:** Protaras Region: **Famagusta**

## Price: €596 000 + VAT

VAT for this property is **€35,981** or **€113,240**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 679.00/m²</b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: +35796644888			

## Price change history

€596 000 on May 20, 2025



