

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

DELEAR VILLA 9 - Modern Luxury in the Heart of Kapparis, Protaras



**Price:** €553,000

**Location:** Kennedy Avenue, 5290, Kapparis, Paralimni, Cyprus

**Bedrooms:** 3 | **Bathrooms:** 2 | **Size:** 139 m<sup>2</sup> | **Plot Size:** 249 m<sup>2</sup> | **Garage:** 1 car

Welcome to **Delear Villa 9**, a stunning residence nestled within the exclusive Delear Villas development in the peaceful and charming neighbourhood of Kapparis, Protaras. This modern 3-bedroom villa is designed with bioclimatic principles to combine sustainable living with luxurious comfort. Rated Energy Class ...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>139</b>	Plot area	<b>249</b>	Reference Number	<b>28693</b>
		Parking	<b>Yes</b>	Property type	<b>House</b>
				Condition	<b>Under Construction</b>
				Bathrooms	<b>2</b>

### Amenities

### Location

**Location:** Kapparis

Region: **Famagusta**

Coordinates: **35.05706 / 34.00408**

## Price: €553 000 + VAT

VAT for this property is **€27,650** or **€105,070**. 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>€3 978.00/m<sup>2</sup></b>		

## Price change history

€553 000 on May 28, 2025



