

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

### DELEAR VILLA 10 - Modern Luxury in Kapparis, Protaras



**Price:** €552,000

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

**Bedrooms:** 3 | **Bathrooms:** 2 | **Size:** 139 m<sup>2</sup> | **Lot Size:** 266 m<sup>2</sup>

**Garage:** 1 car

**Completion Date:** December 2026

#### About Delear Villas

Situated in the peaceful and green neighbourhood of Kapparis in Protaras, Delear Villa 10 is part of an exclusive development of 16 luxurious three-bedroom villas designed with b...

Property Info		Plot / Area Info		Additional info	
Covered Area	139	Plot area Parking	266 Yes	Reference Number	28686
				Property type	House
				Condition	Under Construction
				Construction Year	2026
				Bathrooms	2
Amenities		Location			
		Location: Kapparis		Region: Famagusta	
		Coordinates: 35.05706 / 34.00408			

Price: €552 000 + VAT

VAT for this property is **€27,600** or **€104,880**. 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>
Title deed	<b>Has Title</b>	Price per SQM	<b>€3 971.00/m²</b>		

Price change history

€552 000 on May 30, 2025





