

## 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	<b>139</b>	Plot area	<b>266</b>	Reference Number	<b>28686</b>
		Parking	<b>Yes</b>	Property type	<b>House</b>
				Condition	<b>Under Construction</b>
				Construction Year	<b>2026</b>
				Bathrooms	<b>2</b>

#### 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/m<sup>2</sup></b>		

## Price change history

€552 000 on May 30, 2025



