

3 Bedroom Apartment for Sale in Famagusta District

SAINT NICHOLAS V8 - Luxurious 3-Bedroom Villa in Pernaera, Protaras

Discover the perfect blend of luxury, comfort, and prime location with the **Saint Nicholas V8**, a stunning 3-bedroom, 2-bathroom villa located in the heart of Pernaera, Protaras. Part of the exclusive Saint Nicholas Villas development, this residence offers an exceptional lifestyle just minutes from award-winning Blue Flag beaches and the vibrant center of Protaras.

- **Property Size:** 144 m²
- **Lot Size:** 325 m²
- **Bedrooms:** 3
- **Bathrooms:** 2
- **Garage:** 1 space

Price: €524 000 + VAT

VAT for this property is €26,200 or €99,560. 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
Title deed	Has Title	Price per SQM	€3 639.00/m²		

Price change history

€524 000 on May 30, 2025



