

## 4 Bedroom House for Sale in Paralimni, Famagusta District

### ALMA VILLA 8 - Luxurious Coastal Living in Kapparis, Protaras



Discover ALMA VILLA 8, an exceptional 4-bedroom, 3-bathroom residence ideally situated in the secluded and sought-after neighborhood of Kapparis, Protaras. This stunning villa is part of the prestigious Alma Villas development, known for its modern geometric architecture, island chic interior design, and prime location just 350 meters from the serene Kapparis beach.

Designed to offer privacy and tranquility, ALMA VILLA 8 features a spacious 140 m<sup>2</sup> living area on a 283 m<sup>2</sup> plot, including a private garden and a gated entrance that create a hidden paradise for its residents. Covered parking for one vehicle ...

Property Info	Plot / Area Info	Additional info
Covered Area	<b>140</b>	Plot area
	<b>283</b>	Reference Number
		<b>23776</b>
		Property type
		<b>House</b>
		Condition
		<b>Under Construction</b>
		Bathrooms
		<b>3</b>

Amenities	Location
	<b>Location:</b> Paralimni
	Region: <b>Famagusta</b>
	Coordinates: <b>35.06049 / 34.00057</b>

## Price: €533 000 + VAT

VAT for this property is **€26,650** or **€101,270**. 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>€3 807.00/m<sup>2</sup></b>		

## Price change history

€533 000 on May 30, 2025





