

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

Reference ID: #SA30996 Price details: €350,000 The property is a house with a private swimming pool in Paralimni. It has an internal area of 313sqm and 25sqm of auxiliary use. The ground floor consists of a dining room, kitchen and a living room. The 1st floor consists of 3 bedrooms out of which the master bedroom consists of an ensuite bathroom and a loft. It offers close proximity to all amenities and easy access to Paralimni's center.



### Property Info

Covered Area **338**  
Total Number of Floors **2**

### Plot / Area Info

Plot area **766**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**SA30996**  
**House**  
**Pre-Owned**  
**3**

### Amenities

### Location

**Location:** Paralimni

Coordinates: **35.046287542889 / 33.982788301862**

Region: **Famagusta**

## Price: €350 000 + VAT

VAT for this property is **€44,754** or **€66,500**. 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>~€10 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 036.00/m²</b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

€350 000 on Jun 17, 2025







