

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

This stylish three-bedroom semi-detached villa offers privacy, comfort, and modern design. Set on a spacious plot with its own private pool and garden, it blends natural materials like wood, metal, and stone for a timeless look. The outdoor areas, especially around the pool, create a peaceful atmosphere perfect for relaxation. ✖

Inside, the villa features natural tones, large windows for ample light, and a smart layout ideal for both holidays and permanent living. High-quality materials and lighting systems enhance the overall comfort and style.

Located just 800 meters from the beach and 1.2 km from the upcoming Paralimni Marina, the villa also offers easy access to the highwa...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>162</b>	Plot area	<b>234</b>	Reference Number	<b>7165</b>
Covered Veranda	<b>28</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
Total Number of Floors	<b>2</b>	Parking	<b>Covered, Yes</b>	Condition	<b>Under Construction</b>
				Bathrooms	<b>3</b>
				View	<b>Mountains view</b>

Amenities	Location	Region: Famagusta
• Parking	<b>Location:</b> Paralimni Coordinates: <b>35.042532066385 / 34.022051105374</b>	

## Price: €472 000 + VAT

VAT for this property is **€28,495** or **€89,680**. 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>
		Price per SQM	<b>€2 914.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€472 000 on Jun 26, 2025



