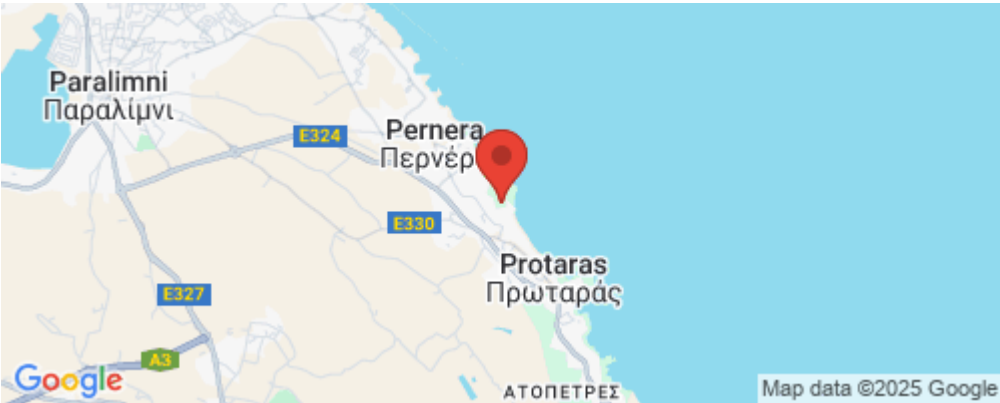


4 Bedroom House for Sale in Famagusta District

Discover a stunning collection of contemporary 4- and 5-bedroom villas, perfectly situated just 500 meters from the renowned Yianna Marie Beach and the scenic coastal promenade leading to the vibrant heart of Protaras. Designed with a focus on modern comfort and Mediterranean elegance, each villa features a private overflow swimming pool, expansive rooftop terrace offering breathtaking panoramic views of the Protaras coastline and the historic Famagusta skyline, spacious open-plan interiors with high-quality finishes, private parking, and beautifully landscaped gardens. It's not just a home – it's a lifestyle that combines the comfort of privacy with access to all ...



Property Info		Plot / Area Info		Additional info	
Covered Area	205	Plot area	370	Reference Number	f26202
				Property type	House
				Construction Year	2026
				Bathrooms	4
Amenities		Location			
		Region: Famagusta			
		Coordinates: 35.0223 / 34.0488			

Price: €800 000 + VAT

VAT for this property is **€70,049** or **€152,000**. 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	~€28 600.00	Common expenses	None
		Price per SQM	€3 902.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€800 000 on Jul 6, 2025





