

4 Bedroom House for Sale in Protaras, Famagusta District

A four-bedroom, two-storey villa with a private infinity-type swimming pool, offering an internal area of 168.6 m², is situated on a 452 m² plot. 

Experience a home that treads lightly on the Earth but leaves a lasting impression. Where every detail reflects a commitment to luxury and sustainability. This project redefines opulence while respecting Nature because your home should be as extraordinary as your values. It's important that we take steps towards sustainable living and reduce our ecological footprint.

Nestled next to the pristine Cavo Greco National Park, this project is more than a residence; it's Eco-Lux Living with a commitment to environmental stewardship....

Property Info

Covered Area	225
Covered Veranda	57
Total Number of Floors	2
Energy Efficiency	A
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	452
Pool	Yes

Additional info

Reference Number	8323
Property type	House
Bathrooms	3
View	Sea view

Amenities

Location

Location: Protaras

Region: **Famagusta**

Coordinates: **34.990022156774 / 34.068077810467**

Price: €1 200 000 + VAT

VAT for this property is **€116,000** or **€228,000**. 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	~€44 600.00	Common expenses	None
		Price per SQM	€5 333.00/m²		

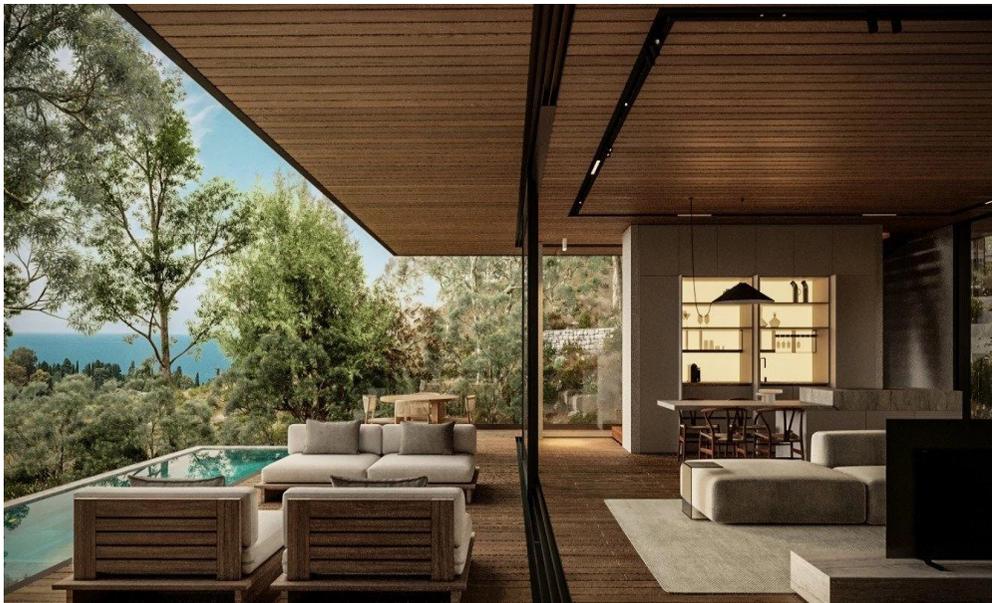
Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone: +35725255505, +35794001333			

Price change history

€1 350 000 on Aug 2, 2025
 €1 200 000 on Mar 12, 2026



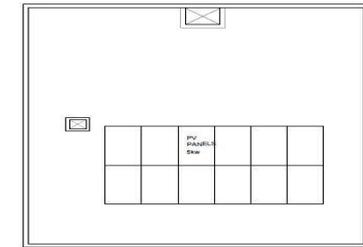




GROUND FLOOR



FIRST FLOOR



ROOF

HOUSE 05

