

3 Bedroom House for Sale in Paralimni, Famagusta District

For sale: Modern off-plan villa, offering the perfect blend of comfort, style, and energy efficiency. With a generous internal space of 144 m², this beautifully designed home features three spacious bedrooms, ideal for families or those seeking extra space for guests or a home office.

Enjoy breathtaking sea views from your private swimming pool, located right on the seafront. The villa’s open-plan living spaces are filled with natural light, creating a welcoming atmosphere all year round. Finished to the highest standards with energy efficiency class A, this home ensures lower running costs and a reduced environmental impact.

Set for completion in 2027, the villa is s...

Property Info		Plot / Area Info		Additional info	
Covered Area	144	Plot area	260	Reference Number	27308
Air Conditioning	All rooms, Yes	Pool	Yes	Property type	House
		Parking	Covered, Yes	Condition	Brand New
				View	Sea view
Amenities		Location			
• Storage room		Location: Paralimni			
		Coordinates: 35.052645966798 / 34.011711832378			
		Region: Famagusta			

## Price: €551 000 + VAT

VAT for this property is **€27,550** or **€104,690**. 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>€3 826.00/m²</b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
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## Price change history

€551 000 on Aug 2, 2025









