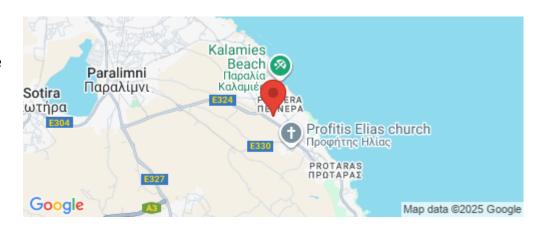


5 Bedroom House for Sale in Protaras, Famagusta District

For sale is a modern detached villa, newly built in 2025, located in the popular area of Protaras. This spacious home offers a total internal space of 151 m2 and is key ready for immediate move-in. The villa features five comfortable bedrooms, ideal for families or for hosting guests, and includes a versatile basement area that can be used as a playroom, gym, or storage.



The property has been thoughtfully designed with contemporary finishes throughout. Enjoy your own private swimming pool, providing a relaxing setting to unwind or entertain. The villa is ideally positioned close to the highway, making commuting easy and convenient. Local amenities, such as shops, restaurants, and c...

Property Info		Plot / Area Info		Additional info	
Covered Area	151	Plot area	333	Reference Number	20239
Heating	Central Heating, Yes	Pool	Yes	Property type	House
Air Conditioning	All rooms, Yes	Parking	Uncovered, Yes	Condition	Brand New

Amenities Location

• Guest WC Region: Famagusta

Coordinates: 35.027155690778 / 34.034800529367



Price: €460 000 + VAT

VAT for this property is €23,426 or €87,400. 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 None

Price per SQM €3 046.00/m²

Common expenses None

Representative: Purple International Real Estate

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Phone: **+35723811058**

Price change history

€460 000 on Aug 12, 2025









