

3 Bedroom House for Sale in Pernera, Famagusta District

Reference ID: #SA32004 Price details: €610,000 +VAT Located in the Protaras neighbourhood of Pernera, this beautiful, modern villa is in a quiet development just off of the main tourist area, only 700 metres from Kalamies beach. Each aspect of the residence has been carefully finished to maximise living comfort, with large windows and outdoor living areas to complement the area's fantastic year-round weather. Enjoy lounging by the private pool, surrounded by a garden of flowers and lush greenery. Enter through a seamless transition from outdoor to indoor living space and find a spacious open plan living area with full modern kitchen. Upstairs find a master bedroom with private balcony over...

Property Info		Plot / Area Info		Additional info	
Covered Area	175				
Covered Veranda	20			Reference Number	SA32004
Uncovered Veranda	6	Plot area	321	Property type	House
Total Number of Floors	2	Pool	Private, Yes	Condition	Under Construction
Furnishing	Unfurnished	Parking	Covered, Yes	Construction Year	2025
Energy Efficiency	N/A			Bathrooms	2
Air Conditioning	No				
Amenities		Location			
• Storage room		Location: Pernera		Region: Famagusta	
Coordinates: 35.03192899476 / 34.032887373993					

Price: €610 000 + VAT

VAT for this property is **€42,700** or **€115,900**. 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 Price per SQM	None €3 486.00/m²	Common expenses	None
-----	-----------------	-------------------------------------	---	-----------------	-------------

Representative: Smart Assets

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A
Phone: +35777000111			

Price change history

€610 000 on Oct 19, 2023

€620 000 on Aug 30, 2024

€610 000 on Dec 20, 2024

