

5 Bedroom House for Sale in Famagusta - Agia Napa

The villas fan out around a beautiful beach of finely grained sand. These 11 exclusive villas are finished with the finest materials, fittings and fixtures. With floor-to-ceiling windows offering natural light these elegant homes effortlessly combine comfortable indoor and outdoor living. The villas' architecture is a combination of contemporary and traditional expression, combining locally quarried stone around the base with sleek plaster volumes cantilevered above.

All villas are designed with a modern, open-plan concept, with primary spaces oriented towards the sea, they are fully detached and are comprised of four levels - lower level, ground level, first floor...



Property Info

Covered Area	716
Covered Veranda	134
Uncovered Veranda	157
Heating	Autonomous Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	900
Pool	Yes

Additional info

Reference Number	1738
Property type	House
Condition	Under Construction
Bathrooms	5+

Amenities

Location

Location: Famagusta - Agia Napa Region: **Famagusta**
Coordinates: **34.97934 / 33.942186**

Price: €8 337 500 + VAT

VAT for this property is **€1,339,589** or **€1,584,125**. 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	Common expenses	None
		Price per SQM	€11 645.00/m²		

Representative: Cyprus Sotheby's International Realty

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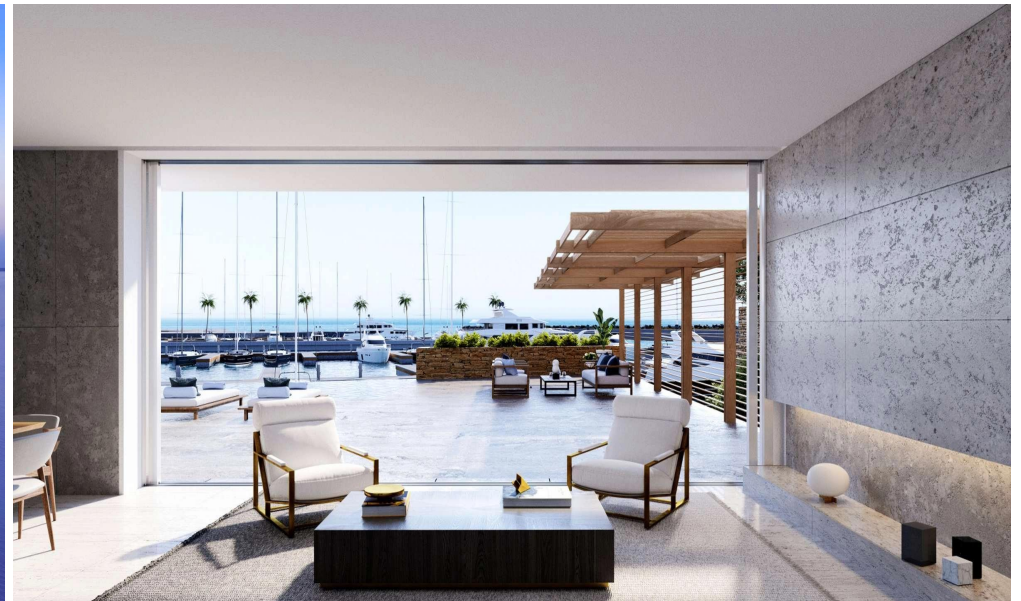
Price change history

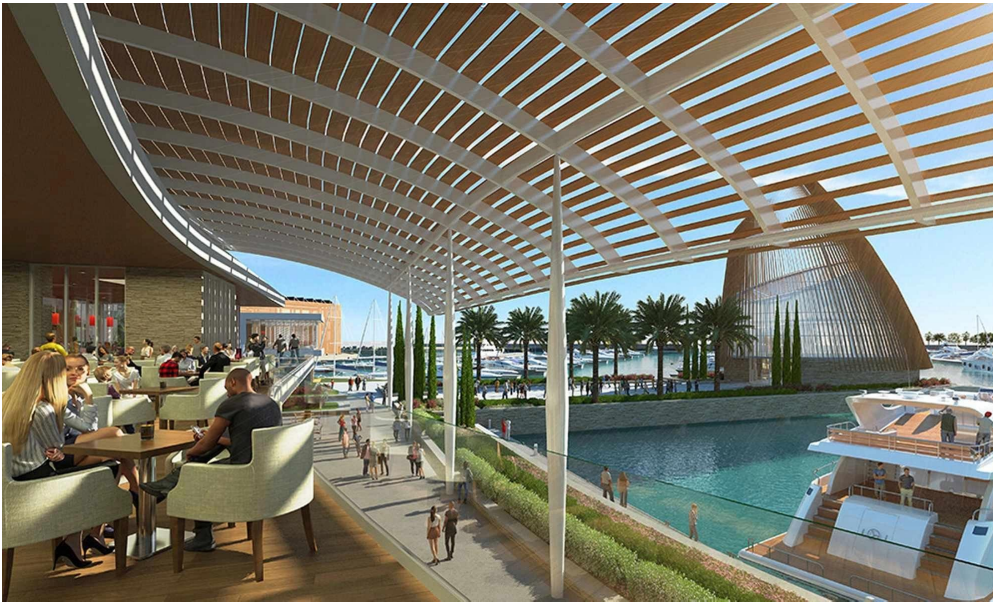
€8 337 500 on Oct 8, 2025







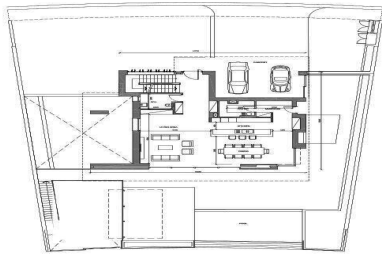




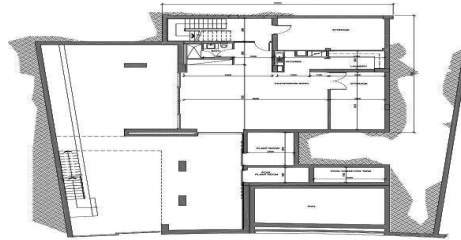




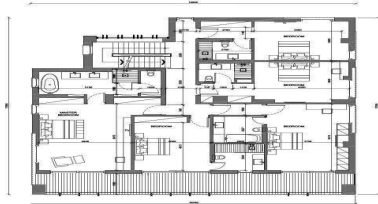
GROUND FLOOR



LOWER LEVEL



FIRST FLOOR



ROOFTOP

