

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 | | Plot / Area Info | | Additional info | |
|-------------------|--------------------------------|----------------------|------------|------------------|---------------------------|
| Covered Area | 716 | | | Reference Number | 1738 |
| Covered Veranda | 134 | | | Property type | House |
| Uncovered Veranda | 157 | Plot area 900 | | Condition | Under Construction |
| Heating | Autonomous Heating, Yes | Pool | Yes | Bathrooms | 5+ |
| Air Conditioning | All rooms, Yes | | | | |

| 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.

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|-----|-----------------|--------------------|---------------------------------|-----------------|-------------|
| 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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|--|--------------|------------|---------------------------------------|
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Price change history

€8 337 500 on Oct 8, 2025















