

## 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	<b>716</b>
Covered Veranda	<b>134</b>
Uncovered Veranda	<b>157</b>
Heating	<b>Autonomous Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>900</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>1738</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>5+</b>

### 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€11 645.00/m<sup>2</sup></b>		

**Representative: Cyprus Sotheby's International Realty**

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**Price change history**

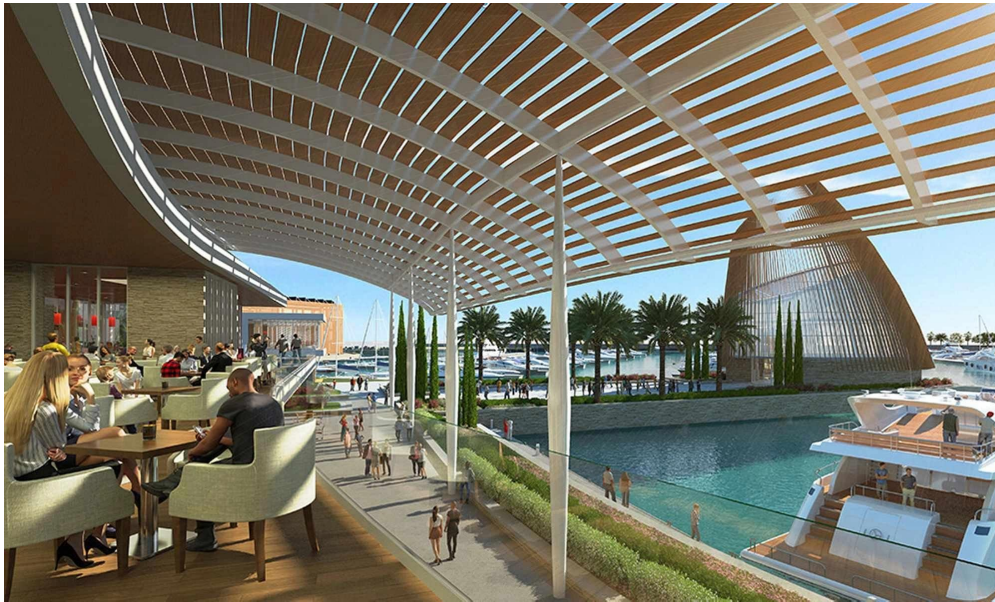
€8 337 500 on Oct 8, 2025







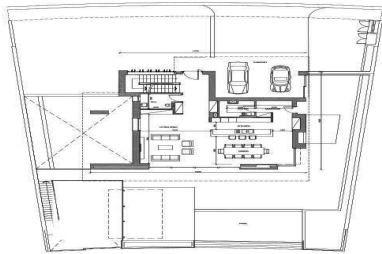




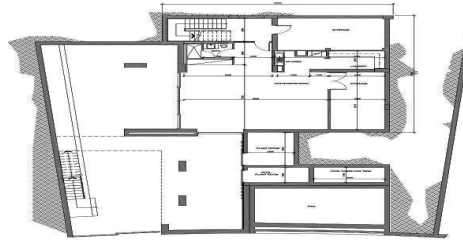




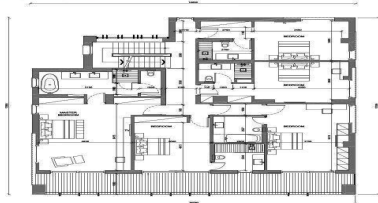
GROUND FLOOR



LOWER LEVEL



FIRST FLOOR



ROOFTOP

