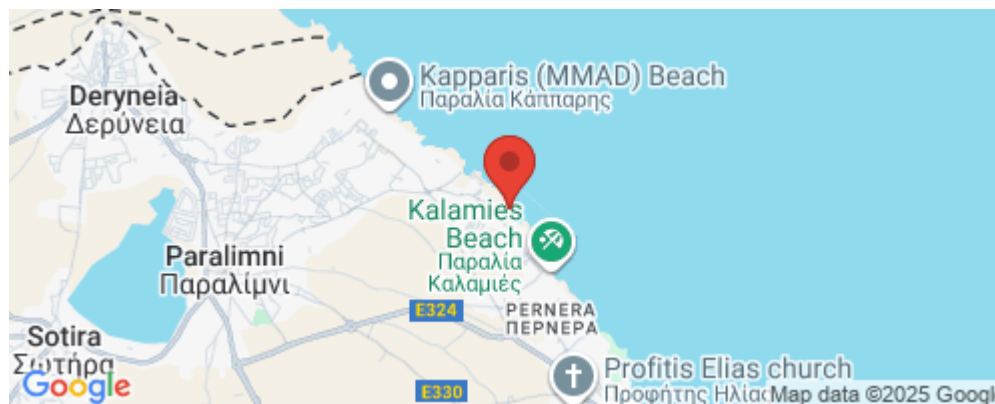


6+ Bedroom House for Sale in Pernera, Famagusta District

Nestled in the serene and idyllic area of Protaras, this stunning luxury seafront villa is a true oasis of tranquility. Offering the perfect retreat from the demands of everyday life, it provides a haven of peace while still being conveniently close to all essential amenities.

Step inside this exquisite residence and be greeted by an impressive layout designed to cater to the most discerning tastes. The villa boasts a total of 7 bedrooms, including 5 ensuite bedrooms located on the first floor. On the ground floor, you will find a guest ensuite bedroom with a separate entrance, offering privacy and convenience. Additionally, a maid's room in the basement provides additional sp...



Property Info

Covered Area	411
Covered Veranda	50
Uncovered Veranda	141
Furnishing	Unfurnished
Energy Efficiency	A
Heating	Autonomous Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	946
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	6151
Property type	House
Condition	Brand New
Construction Year	2023
Bathrooms	5+
View	Sea view

Amenities

- Parking

Location

Location: Pernera
Coordinates: **35.046118 / 34.029992**

Region: **Famagusta**

Price: €2 490 000 + VAT

VAT for this property is **€345,874** or **€473,100**. 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	€6 058.00/m²		

Representative: Cyprus Sotheby's International Realty

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Price change history

€2 490 000 on Oct 8, 2025

