

3 Bedroom House for Sale in Paralimni, Famagusta District

Located in the sought-after resort town of Protaras, these elegant three-bedroom residences offer the perfect blend of style, comfort, and coastal charm—just minutes away from the area’s pristine Blue Flag beaches. Designed for both holiday getaways and year-round living, each home features spacious interiors, a private swimming pool, and contemporary finishes built to the highest standards. The development enjoys a prime location close to the sea and within easy reach of all Protaras has to offer— shops, supermarkets, cafés, restaurants, and a lively nightlife. Set along a quiet private road, the homes showcase a modern architectural style defined by clean lines, l...

Property Info		Plot / Area Info		Additional info	
Covered Area	152			Reference Number	13522
Covered Veranda	1	Plot area	285	Property type	House
Furnishing	Unfurnished	Pool	Yes	Condition	Brand New
Energy Efficiency	A	Parking	Uncovered, Yes	Construction Year	2024
Air Conditioning	All rooms, Yes			Bathrooms	2
Amenities		Location			
• Parking		Location: Paralimni		Region: Famagusta	
		Coordinates: 35.045361 / 34.025944			

## Price: €458 000 + VAT

VAT for this property is **€23,744** or **€87,020**. 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>€3 013.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€458 000 on Oct 9, 2025





