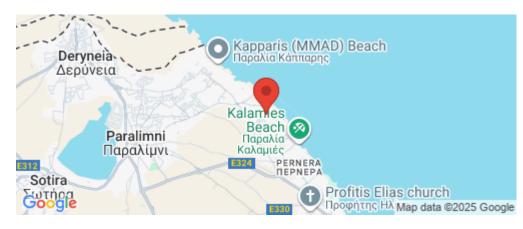


3 Bedroom House for Sale in Paralimni, Famagusta District

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 | |
|-------------------|----------------|------------------|----------------|
| Covered Area | 152 | | |
| Covered Veranda | 1 | Plot area | 285 |
| Furnishing | Unfurnished | Pool | Yes |
| Energy Efficiency | Α | Parking | Uncovered, Yes |
| Air Conditioning | All rooms, Yes | | |

Reference Number 13522

Additional info

Property type House

Condition Brand New

Construction Year **2024**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.

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VAT Excluded

Title transfer fee None

Price per SQM €3 013.00/m²

Common expenses None

Representative: Cyprus Sotheby's International Realty

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License number 517/E Legal name ConceptRealty Ltd

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Price change history

€458 000 on Oct 9, 2025



















