

3 Bedroom House for Sale in Sotira, Famagusta District

Discover a new residential project in one of the most desirable areas of Famagusta, the peaceful village of Sotira. This boutique collection of modern three-bedroom villas offers an exceptional lifestyle for families seeking a permanent home surrounded by nature, while staying close to urban conveniences.

Thoughtfully laid out over two levels, each villa boasts spacious interiors filled with natural light. The ground floor features an open-plan living area with large windows, a sleek modern kitchen, and a dining space that flows seamlessly onto a covered veranda — perfect for outdoor dining or relaxing. Upstairs, you'll find three comfortable bedrooms and well-appointed bathroom...



Property Info		Plot / Area Info		Additional info	
Covered Area	173				
Covered Veranda	25			Reference Number	13603
Uncovered Veranda	9	Plot area	315	Property type	House
Furnishing	Unfurnished	Parking	Covered, Yes	Condition	Under Construction
Energy Efficiency	Α			Bathrooms	2
Air Conditioning	All rooms, Yes				

Amenities Location

• Parking Region: Famagusta

Coordinates: 35.019674 / 33.959082



Price: €336 000 + VAT

VAT for this property is **€23,054** or **€63,840**. 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

Price per SQM €1 942.00/m²

Common expenses None

Representative: Cyprus Sotheby's International Realty

Registration number 1013 Email info@cyprus-sothebysrealty.com
License number 517/E Legal name ConceptRealty Ltd

Phone: **+35726080180**, **+35797612926**

Price change history

€336 000 on Oct 9, 2025

















