

### 3 Bedroom House for Sale in Agia Triada, Famagusta District

This unique villa complex is nestled in the charming area of Protaras, just 50 meters from a stunning sandy beach, offering the perfect blend of privacy and convenience with easy access to schools, shops, restaurants, and popular tourist attractions. Designed in a sleek contemporary style, the villas feature clean geometric lines, panoramic windows, and refined finishes. These spacious two-story residences, available in 3- and 4-bedroom configurations, have been meticulously planned to provide an unparalleled sense of comfort and elegance. A standout feature is the private rooftop terrace, offering breathtaking sea views—an idyllic setting for relaxation and enjoying the gentle Me...

Property Info		Plot / Area Info		Additional info	
Covered Area	171			Reference Number	11881
Furnishing	Unfurnished	Plot area	515	Property type	House
Energy Efficiency	A	Pool	Yes	Bathrooms	2
Air Conditioning	All rooms, Yes				
Amenities		Location			
		Location: Agia Triada		Region: Famagusta	
		Coordinates: 35.049781 / 34.023625			

## Price: €820 000 + VAT

VAT for this property is **€55,098** or **€155,800**. 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>~€29 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 795.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€820 000 on Oct 14, 2025









