

3 Bedroom House for Sale in Famagusta District

Three Bedroom Link Detached Villa For Sale in Ayia Triada, Famagusta – Title Deeds (New Build Process) Just 700m from the new Paralimni Marina and 500m from Cyprus' first plastic-free beach, These villas redefine modern Mediterranean living. This exclusive development features 31 elegant villas, each with a private pool and rooftop garden, designed for maximum privacy, comfort, and refined aesthetics. Bioclimatic architecture, natural materials (wood, stone, metal), and clean, minimalist lines create a serene, sophisticated environment. Spacious terraces, abundant natural light, and advanced smart-home features elevate daily living to a new level. Its pr...

Property Info Plot / Area Info

Covered Area **130**

Additional info

Reference Number **gio103n3**
Property type **House**
Condition **Brand New**
Bathrooms **2**

Amenities

Location

Region: **Famagusta**

Coordinates: **35.05019 / 34.02103**

Price: €625 000 + VAT

VAT for this property is **€31,250** or **€118,750**. 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 Price per SQM	None €4 808.00/m²	Common expenses	None
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Representative: Emerald Property Consultants

Registration number	845	Email	info@cyprusemerald.com
License number	329/E	Legal name	N/A
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Price change history

€625 000 on Oct 15, 2025













