

## 5 Bedroom House for Sale in Famagusta - Agia Napa

Reference ID: #SA25598 Price details: €3,400,000 +VATA unique development of 5 ultra-luxury villas, located on the sandy beach at the east side of Agia Napa Marina. Each villa will have 5 bedrooms and 5 bathrooms, with plots starting from 562 sq. m to 1897 sq. m. In addition, there is a private roof garden on each villa, with direct sea views. Four Luxury villas available for sale. Plot size start from 562 sq.m up to 1897 sq.m. Covered area 345 sq.m up to 369 sq.m. Covered veranda 115 sq.m up to 256 sq.m. Roof garden 70 sq.m up to 87 sq.m. Prices starts from: €3.400.000 – €4.100.000 PLUS V.A.T

### Property Info

Covered Area	<b>460</b>
Covered Veranda	<b>115</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>562</b>
Pool	<b>Yes</b>
Parking	<b>No</b>

### Additional info

Reference Number	<b>SA25598</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2024</b>
Bathrooms	<b>5+</b>

### Amenities

- Storage room

### Location

**Location:** Famagusta - Agia Napa  
**Coordinates:** **34.981491141643 / 33.947475076378**

Region: **Famagusta**

## Price: €3 400 000 + VAT

VAT for this property is **€490,783** or **€646,000**. 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>€7 391.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

€3 400 000 on Oct 19, 2023



