

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

Experience the ultimate in Mediterranean living with this elegant four-bedroom villa. Designed with style and comfort in mind, it offers bright open spaces, refined interiors, and a seamless connection between indoor and outdoor living. X

The villa features spacious bedrooms, including a luxurious master suite, as well as modern bathrooms and a fully equipped kitchen with high-quality finishes. Large windows open to panoramic views, filling the home with natural light.

Outside, you'll find landscaped gardens and sunlit terraces, with the option to add a private swimming pool — creating the perfect retreat for relaxation or entertaining. Covered parking and smart design ele...

**Property Info**

Covered Area	<b>250</b>
Covered Veranda	<b>100</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

**Plot / Area Info**

Plot area	<b>306</b>
Parking	<b>Covered, Yes</b>

**Additional info**

Reference Number	<b>10397</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>4</b>

**Amenities**

<b>Amenities</b>	<b>Location</b>	
• Parking	<b>Location:</b> Famagusta - Agia Napa Coordinates: <b>34.994873882952 / 33.981453180313</b>	Region: <b>Famagusta</b>

## Price: €648 000 + VAT

VAT for this property is **€68,688** or **€123,120**. 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 Price per SQM	<b>None</b> <b>€2 592.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€648 000 on Nov 19, 2025

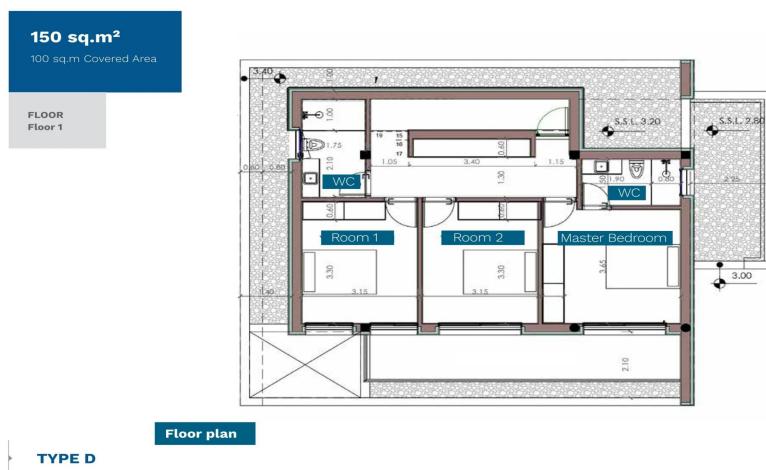




**150 sq.m<sup>2</sup>**  
100 sq.m. Covered Area  
FLOOR  
Ground Floor



Ground Floor plan  
TYPE D



TYPE D