

## 4 Bedroom House for Sale in Pernera, Famagusta District

Four Bedroom Detached Villa For Sale in Pernera, Famagusta - Title Deeds (New Build Process)  An exclusive residential project consisting of four luxury 4-bedroom villas located in Pernera, one of the most sought-after seaside neighbourhoods on the southeast coast of Cyprus. Set within a peaceful and quiet area, this boutique collection of homes combines modern architectural design with premium living spaces and Mediterranean lifestyle features. Every villa is thoughtfully designed with contemporary aesthetics, generous living spaces, and high-quality finishes that maximize comfort, natural light, and indoor-outdoor living. This project offers premium coastal living with ...

### Property Info      Plot / Area Info

Covered Area **168**

### Additional info

Reference Number **rhd046n4**  
Property type **House**  
Condition **Brand New**  
Bathrooms **4**

### Amenities

### Location

**Location:** Pernera      Region: **Famagusta**  
**Coordinates:** **35.029 / 34.042**

## Price: €650 000 + VAT

VAT for this property is **€42,250** or **€123,500**. 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>€3 869.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Emerald Property Consultants

Registration number	<b>845</b>	Email	<b>info@cyprusemerald.com</b>
License number	<b>329/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35723080080</b>			

## Price change history

€650 000 on Feb 17, 2026

















