

4 Bedroom House for Sale in Famagusta District

Four Bedroom Link Detached Villa For Sale in Ayia Napa, Famagusta – Title Deeds (New Build Process) This landmark project introduces a limited collection of only 14 luxury four and five bedroom villas, meticulously designed to embody refined aesthetics, contemporary architecture and elevated Mediterranean living. Each villa offers a private swimming pool, expansive roof garden, landscaped private garden & generous open-plan interiors with seamless indoor-outdoor flow. Natural materials and elegant stone detailing enhance the architectural character, while Japandi-inspired interiors create a sense of balance, sophistication and understated luxury. Large openings allow...

Property Info

Plot / Area Info

Additional info

Covered Area **160**

Reference Number **gio115n4/ld**

Property type **House**

Condition **Brand New**

Bathrooms **4**

Amenities

Location

Region: **Famagusta**

Coordinates: **34.98618 / 34.0034**

Price: €618 000 + VAT

VAT for this property is **€36,308** or **€117,420**. 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	None	Common expenses	None
		Price per SQM	€3 863.00/m²		

Representative: Emerald Property Consultants

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

Price change history

€618 000 on Mar 10, 2026







