

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

Four Bedroom Semi Detached Villa for Sale in Sotira with Title Deeds ✖  
 This beautifully presented four bedroom semi detached villa is situated on a 285 m2 plot in the highly desirable village of Sotira, offering refined living spaces and exceptional comfort throughout. Designed with both style and functionality in mind, the ground floor features a sophisticated formal lounge and dining area, alongside a second, more relaxed living room with an elegant feature fireplace. The contemporary fitted kitchen with dining area is complemented by a separate sunroom, creating a bright and versatile living environment. A ground floor double bedroom ideal as a guest suite or priva...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**199**

Plot area

**250**

Reference Number

**epcc5926**

Property type

**House**

Condition

**Pre-Owned**

Bathrooms

**3**

### Amenities

### Location

**Location:** Sotira

Region: **Famagusta**

Coordinates: **35.02525 / 33.93859**

## Price: €389 000 + VAT

VAT for this property is **€32,860** or **€73,910**. 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>~€12 160.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€1 955.00/m<sup>2</sup></b>		

## Representative: Emerald Property Consultants

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## Price change history

€389 000 on Mar 19, 2026











