

425m² Building for Sale in Kato Paphos

Nine-Bedroom Building in Kato Paphos + Permits for 3 More – Investor’s Dream!



? Prime Location – Walk to AUB, Kings Avenue Mall & the Beach

An exceptional investment opportunity in the heart of Kato Paphos! This fully let building comprises nine one-bedroom apartments, ideally located within walking distance of the upcoming American University of Beirut (AUB), local amenities, and major tourist attractions like Kings Avenue Mall and the city center.

? Property Highlights:

Net Covered Area: Approx. 425 m²

Planning Zone: Kα5 (Residential)

Building Density: 100%

Coverage Coefficient: 50%

Max Floors: 3...

Property Info

Covered Area	425
Covered Veranda	52
Total Number of Floors	2
Furnishing	Partially furnished
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	550
Parking	Covered, Yes

Additional info

Reference Number	B-122150
Property type	Building
Condition	Pre-Owned
Bathrooms	5+

Amenities

Location



Location: Kato Paphos

Region: **Paphos**

Coordinates: **34.75587 / 32.410806**

www.index.cy - All Cyprus Real Estate

Price: €1 550 000 + VAT

VAT for this property is **€217,912** or **€294,500**. 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	Excluded	Title transfer fee	~€58 600.00	Common expenses	None
		Price per SQM	€3 647.00/m²		

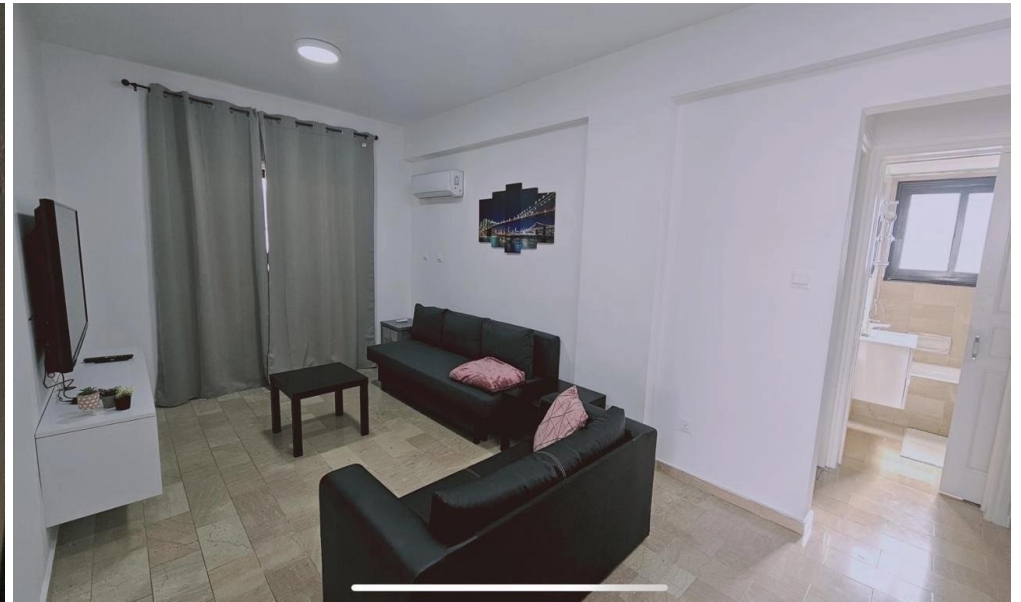
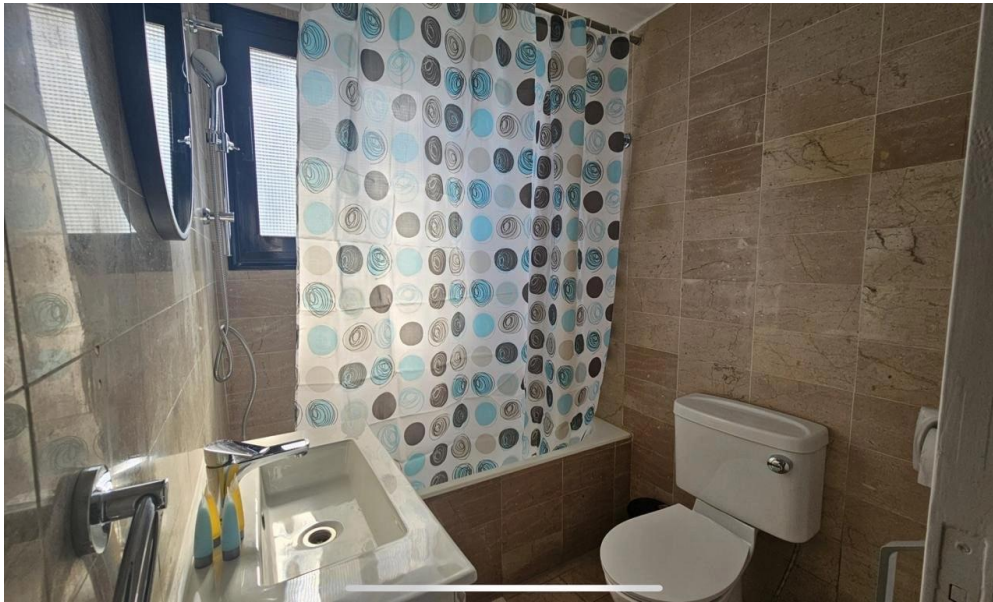
Representative: FOX

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License number	344/E	Legal name	FOX Smart Estate Agency Network Ltd
Phone: +35726940150, +35725267777, +35725760781			

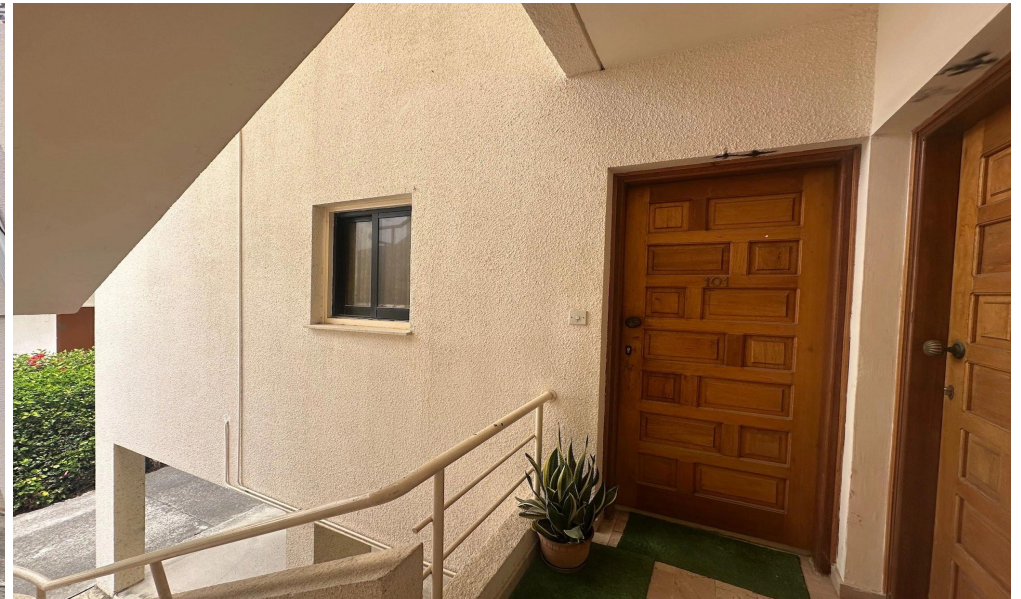
Price change history

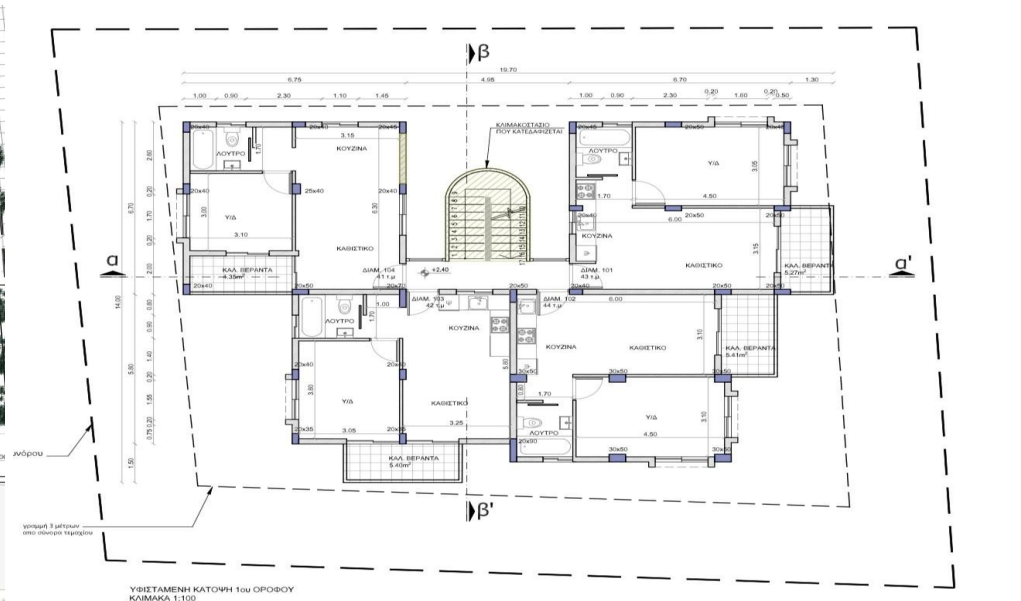
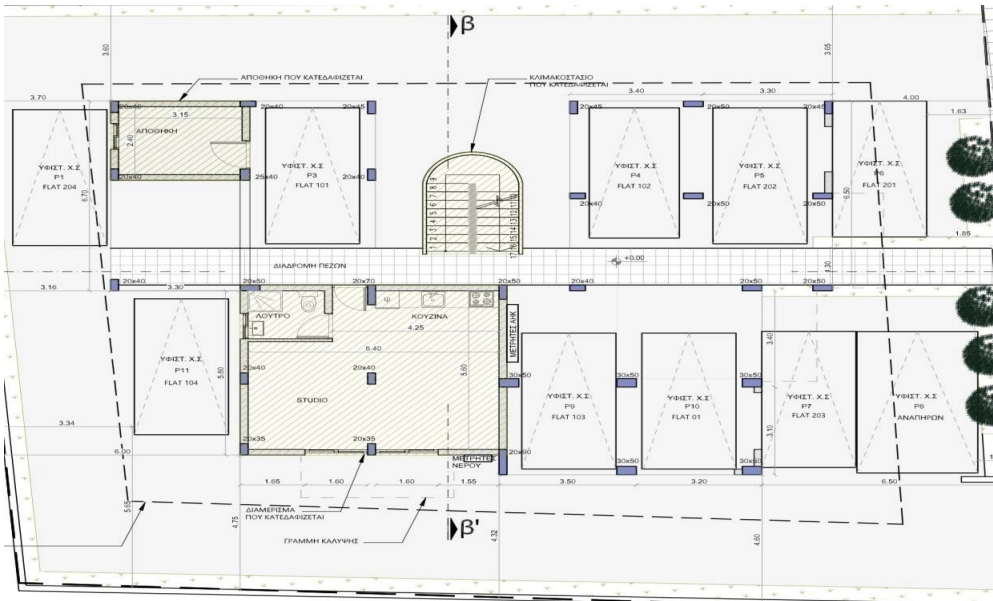
€1 100 000 on Jul 14, 2023
€1 290 000 on Nov 7, 2023
€1 350 000 on Feb 24, 2024
€1 295 000 on Aug 7, 2024
€1 290 000 on Nov 6, 2025
€1 550 000 on Jan 14, 2026

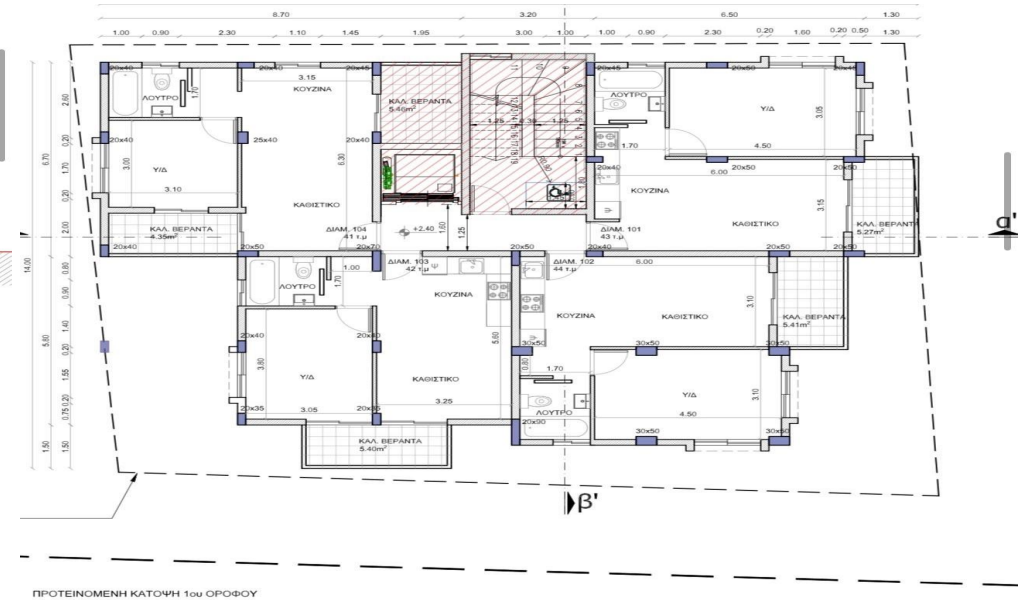
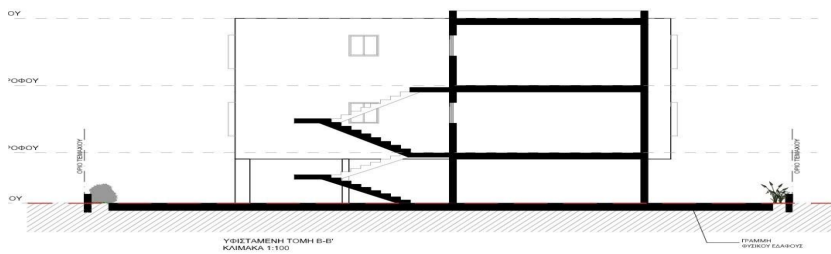
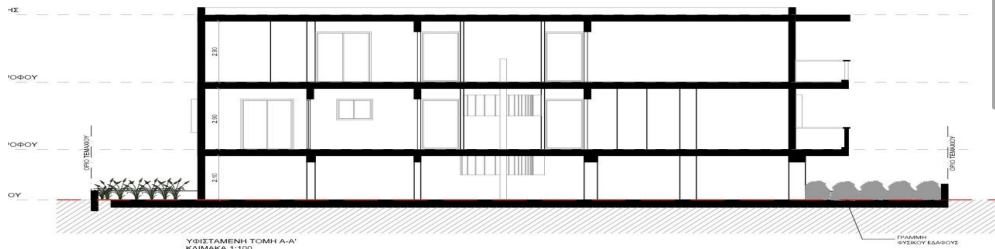
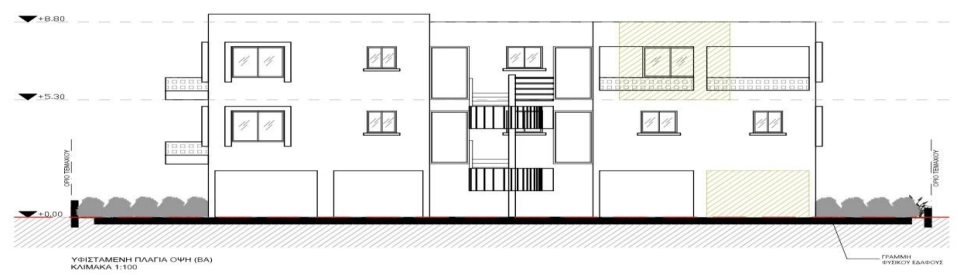
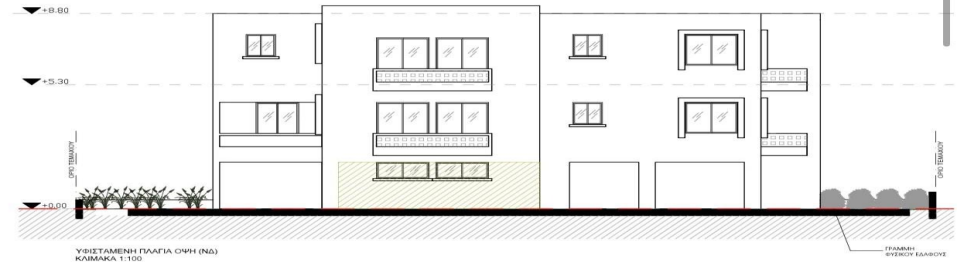
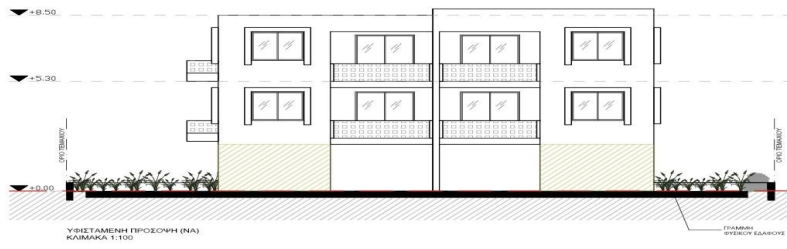


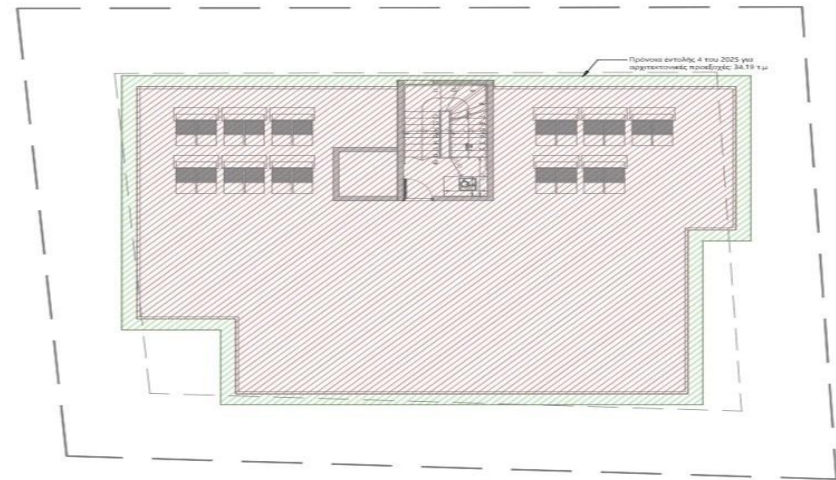
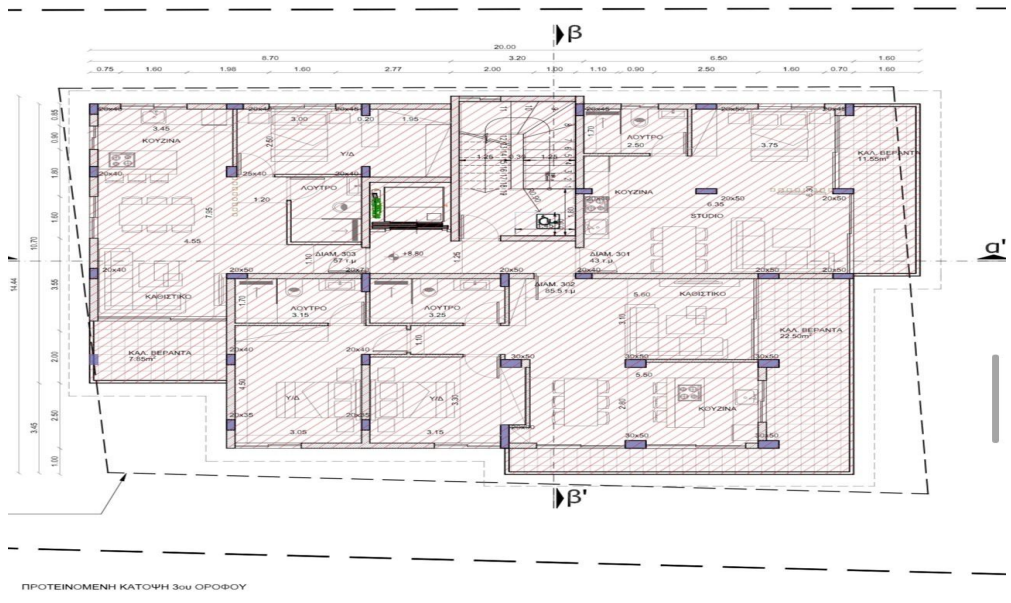












ΕΜΒΑΔΟΓΡΑΜΜΑ ΚΑΛΥΨΗΣ
ΚΛΙΜΑΚΑ 1:200
Εμβαδόν Κάλυψης = 260.50 τ.μ

Γραφείο