

## 4 Bedroom House for Sale in Peyia, Paphos District

Each property has 4 bedrooms including the master suite all of which have an ensuite bathroom. The architectural design creates spacious and efficient interior areas and blends the project flawlessly with the natural environment. Each villa boasts unobstructed sea views capturing the breathtaking beauty of the azure waters and radiant sunsets. The villas are designed for seamless indoor outdoor living and boast all amenities including a custom swimming pool and a covered outdoor dining area. Features Energy Efficiency A Photovoltaic system Full thermal insulation Private swimming pool Water pressure system Walk in shower Security system with CCTV Barbeque area Private parking space

### Property Info

|                   |            |
|-------------------|------------|
| Covered Area      | <b>211</b> |
| Energy Efficiency | <b>A</b>   |

### Plot / Area Info

|           |            |
|-----------|------------|
| Plot area | <b>541</b> |
|-----------|------------|

### Additional info

|                  |                |
|------------------|----------------|
| Reference Number | <b>VL36003</b> |
| Property type    | <b>House</b>   |
| Bathrooms        | <b>4</b>       |

### Amenities

- Balcony

### Location

**Location:** Peyia Region: **Paphos**

## Price: €615 000 + VAT

VAT for this property is **€55,641** or **€116,850**. 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>~€21 200.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 915.00/m<sup>2</sup></b> |                 |             |

## Representative: Nicolaou Estates

|                     |              |            |                                      |
|---------------------|--------------|------------|--------------------------------------|
| Registration number | <b>693</b>   | Email      | <b>pnicolaou@nicolaouestates.com</b> |
| License number      | <b>365/E</b> | Legal name | <b>Nicolaou Estates LTD</b>          |
| Phone:              |              |            |                                      |

## Price change history

€615 000 on Apr 19, 2024



Ground floor plans – Villa no 3

