# **4** Bedroom House for Sale in Chlorakas, Paphos District

Constructed in a brand newneighborhood planed designed andlandscaped. Set in the unique lush rural area of Chloraka 6 minutes walking distance from the beach and only a short walking distance to localamenities and facilities. Making it the ideallocation for a permanent home or holidayaccommodation. With the new Pafos marina just 1km away thecapital growth of these villas is guaranteed. Elegantly designed and spacious two andthree storey villas with roof gardens ingenerously sized plots and well designedprojects. The ideal investment location.

| Property Info          |                                    | Plot / Area | Info | Additional info  |         |
|------------------------|------------------------------------|-------------|------|------------------|---------|
| Covered Area           | 185                                |             |      | Reference Number | VL36444 |
| Total Number of Floors | 3                                  | Plot area   | 300  | Property type    | House   |
| Energy Efficiency      | Α                                  |             |      | Bathrooms        | 3       |
| Amenities              | Location                           |             |      |                  |         |
|                        | Location: Chlorakas Region: Paphos |             |      |                  |         |



## Price: €650 000 + VAT

VAT for this property is €49,716 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 | Excluded | Title transfer fee | ~€22 600.00              | Common expenses | None |
|-----|----------|--------------------|--------------------------|-----------------|------|
|     |          | Price per SQM      | €3 514.00/m <sup>2</sup> |                 | None |

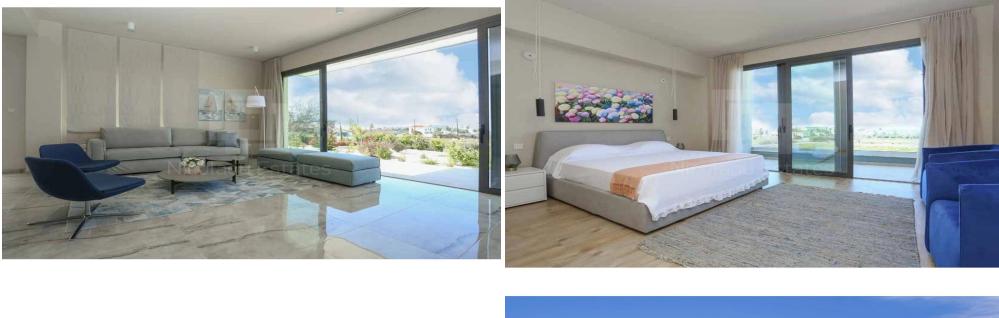
#### **Representative: Nicolaou Estates**

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

## **Price change history**

€650 000 on May 2, 2024









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