

### 3 Bedroom House for Sale in Armou, Paphos District

Three bedroom villa located in Armou, Paphos Municipality! just 3 minutes from Minthi Hills.

Covered Area: 300 m<sup>2</sup>

Plot Area: 4.437 m<sup>2</sup>

Built: 2010

Title Deed Available

1 Master bedroom – en suite plus wardrobe room

3 bedrooms

2 bathrooms

1 Office room

1 Laundry room

1 Storage room

2 air conditions

UPVC windows (Low Energy and unbreakable)

Granite kitchen counters and stairwell

Central vacuum cleaner system

Double-faced fireplace

Covered Parking for 2 cars

Uncovered Parking for 4 -5 cars

Private road

Alarm system

Irrigation system

#### Property Info

Covered Area	<b>300</b>
Air Conditioning	<b>Yes</b>

#### Plot / Area Info

Plot area	<b>4437</b>
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#### Additional info

Reference Number	<b>39178</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>2</b>

- Garden

**Location**

**Location:** Armou Region: **Paphos**

**Price: €1 380 000 + VAT**

VAT for this property is **€165,600** or **€262,200**. 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>~€51 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 600.00/m<sup>2</sup></b>		

**Representative: 1st Class Homes**

Registration number

**690**

Email

**info@1stclass-homes.com**

License number

**367/E**

Legal name

**KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD**Phone: **+35725310243, +35770000889****Price change history**

€1 380 000 on May 23, 2024







