

## 3 Bedroom House for Sale in Coral Bay, Paphos District

Three bedroom fully renovated villa n Coral Bay, located in a quiet cul de sac, away from passing traffic.

The villa sits on a large plot with a 10 x 4 pool, large outdoor patio areas and garden area.

On the ground floor is the open plan living, dining area, kitchen area and guest w.c

On the first floor are the 3 bedrooms with family bathroom.

The villa is located within walking distance to all amenities and the beautiful sandy beach of Coralia Bay.

### Property Info

Covered Area **139**  
Air Conditioning **Yes**

### Plot / Area Info

Plot area **450**  
Pool **Private, Yes**

### Additional info

Reference Number **40007**  
Property type **House**  
Condition **Pre-Owned**  
Construction Year **2001-2010**  
Bathrooms **1**

### Amenities

- Garden

### Location

**Location:** Coral Bay Region: **Paphos**

## Price: €508 000 + VAT

VAT for this property is **€25,400** or **€96,520**. 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>~€16 920.00</b>  | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 655.00/m²</b> |                 |             |

## Representative: 1st Class Homes

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>690</b>   | Email      | <b>info@1stclass-homes.com</b>                                     |
| License number                           | <b>367/E</b> | Legal name | <b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b> |
| Phone: <b>+35725310243, +35770000889</b> |              |            |  |

## Price change history

€508 000 on May 23, 2024













