

### 3 Bedroom House for Sale in Paphos - Emba

An exquisite new development nestled in the scenic Emba Village offering a peaceful and picturesque setting. This fabulous complex consists of twenty detached family houses featuring swimming pools, beautiful sea and mountain views. Embrace a modern lifestyle that harmoniously integrates with the natural beauty of Cyprus, promising not just a home but an exclusive retreat with breathtaking views and easy access to village amenities. An ideal choice for families seeking a wellconnected and family-oriented neighborhood.

#### Key Features

Energy efficiency category A  
 Upgraded thermal aluminium series  
 Tailor made kitchen design  
 Wide range of i...

#### Property Info

Covered Area **191**  
 Air Conditioning **Yes**

#### Plot / Area Info

Plot area **350**  
 Pool **Private, Yes**

#### Additional info

Reference Number **49798**  
 Property type **House**  
 Condition **Under Construction**  
 Construction Year **2026**  
 Bathrooms **2**

#### Amenities

- Garden

#### Location

**Location:** Paphos - Emba Region: **Paphos**

## Price: €460 000 + VAT

VAT for this property is **€36,824** or **€87,400**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 408.00/m<sup>2</sup></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>

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## Price change history

€430 000 on May 26, 2024

€440 000 on Nov 30, 2024

€460 000 on Mar 5, 2025



MASTER PLAN



FLOOR PLANS



