

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

Luxury 5-bedroom villa with stunning sea view.

### Key Features

Contemporary architecture with luxury finishes  
 Private swimming pool and landscaped gardens  
 Underfloor heating and air conditioning  
 En-suite bathrooms  
 Stunning sea views  
 Exclusive gated community with amenities like gym, sauna, and large verandas  
 Safe and friendly area with private parking  
 Walking distance to the sea

### House

Land 629,90 sq.m.  
 Ground floor 165,23 sq.m.  
 First floor 109,39 sq.m.  
 Total inside area 274,62 sq.m.  
 Total gross area 305,85 sq.m.

### Property Info

|                  |            |
|------------------|------------|
| Covered Area     | <b>305</b> |
| Heating          | <b>Yes</b> |
| Air Conditioning | <b>Yes</b> |

### Plot / Area Info

|           |                     |
|-----------|---------------------|
| Plot area | <b>629</b>          |
| Pool      | <b>Private, Yes</b> |

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>52993</b>     |
| Property type     | <b>House</b>     |
| Condition         | <b>Pre-Owned</b> |
| Construction Year | <b>2019</b>      |
| Bathrooms         | <b>5+</b>        |

### Amenities

- Garden

### Location

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

## Price: €3 047 000 + VAT

VAT for this property is **€369,137** or **€578,930**. 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>~€118 480.00</b>            | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€9 990.00/m<sup>2</sup></b> |                 |             |

## Representative: 1st Class Homes

Registration number

**690**

Email

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License number

**367/E**

Legal name

**KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD**

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## Price change history

€3 047 000 on Jul 25, 2024



