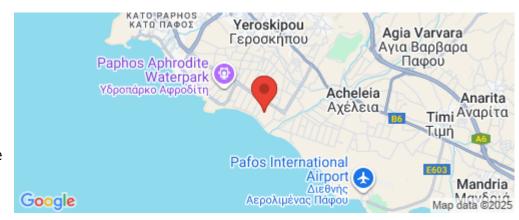


## 3 Bedroom House for Sale in Geroskipou, Paphos District

3-Bedroom Modern Villa in the Heart of Paphos' Tourist Area This contemporary 3-bedroom villa offers a luxurious coastal lifestyle in one of the most sought-after locations in Paphos. Designed on a large private plot, the residence features a private swimming pool, expansive outdoor areas, and a modern architectural style that blends comfort, elegance, and Mediterranean living.

Set directly in front of one of Paphos' most famous sandy beaches, the villa enjoys rare beachfront proximity, allowing residents to experience the sea just steps from their home. Its privileged location provides effortless access to restaurants, cafés, pubs, bars, 5-star beach resorts, and a full ...



Property Info		Plot / Area In	fo	Additional info		
				Reference Number	231843	
Covered Area	209	Plot area	450	Property type	House	
Uncovered Veranda	110	Pool	Yes	Condition	<b>Under Construction</b>	
Energy Efficiency	Α	Parking	Covered, Yes	Construction Year	2026	
				Bathrooms	4	

Amenities Location

• Parking Region: Paphos

Coordinates: 34.73485935665 / 32.454678306746



Price: €695 000 + VAT

VAT for this property is **€62,217** or **€132,050**. 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 <b>None</b>		None
		Price per SQM	€3 325.00/m²	Common expenses	None

## **Representative: MySpace**

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty Itd

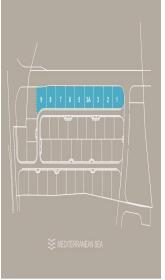
Phone: **+35795129336**, **+35799409010** 

## **Price change history**

€695 000 on Sep 10, 2024







## TYPE A THREE BEDROOM VILLA 1, 2, 3, 3A, 5, 6, 7, 8 AND 9

VILLA	BED	PLOT / GARDEN	CARPORT	COVERED AREAS	COVERED VERANDAS	COV. ROOF GARDEN	EXTERNAL KIOSK - W.C	TOTAL COVERED AREA	UNCOVERED VERANDAS	UNCOV. ROOF GARDEN
1	3	513.80 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	5.69 m <sup>2</sup>	210.06 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
2	3	449.90 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
3	3	449.90 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
3A	3	449.90 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
5	3	449.90 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
6	3	449.90 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
7	3	449.90 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
8	3	456.23 m <sup>2</sup>	23.50 m <sup>2</sup>	158.03 m <sup>2</sup>	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>
9	3	495.95 m²	23.50 m <sup>2</sup>	158.03 m²	1.2 m <sup>2</sup>	21.64 m <sup>2</sup>	4.95 m <sup>2</sup>	209.32 m <sup>2</sup>	86.17 m <sup>2</sup>	23.37 m <sup>2</sup>

