

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

Reference ID: #SA35225 Price details: €460,000 +VAT Project is an exclusive collection of twenty detached family houses nestled in the charming neighborhood of Emba, Pafos. Embrace the joys of permanent residence in this tranquil and sought-after location, where a serene ambiance meets modern convenience. Enjoy the convenience of Emba's prime location, offering easy access to essential amenities and services. Within a short drive, you will find schools, shops, and leisure facilities, making project an ideal choice for families seeking a well-connected and family-oriented neighborhood. Energy efficiency class "A" Optional Private swimming pool A/C split units and electrical appli...



#### Property Info

Covered Area	<b>191</b>
Covered Veranda	<b>15</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>

#### Plot / Area Info

Plot area	<b>355</b>
Pool	<b>Private, Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>SA35225</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

#### Amenities

#### Location

**Location:** Empa

Region: **Paphos**

Coordinates: **34.80861636846 / 32.43081296648**

## 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: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35777000111</b>			

## Price change history

€430 000 on Oct 5, 2024

€440 000 on Nov 8, 2024

€460 000 on Mar 7, 2025





