

## 1 Bedroom Apartment for Sale in Paphos - Agios Theodoros

The project is located in the city center, adjacent to the newly established PARK OF COLORS. This park spans approximately 30 acres and includes sports fields, green gardens, and a large children's playground, ensuring enjoyable and natural recreational space for you and your family within walking distance. ✖

The Big Market and Old Town Just 400 meters away, you'll find the bustling Big Market and Old Town, home to the best restaurants and bars in Paphos.

The Technological University of Paphos (TEPAK) Less than a kilometer from the project, making it particularly attractive for students and faculty.

Paphos Business Center Only 500 meters from the project, providing convenient ...

| <b>Property Info</b>                                  |                       | <b>Plot / Area Info</b>                   |                     | <b>Additional info</b> |                  |
|---|-----------------------|---|---------------------|------------------------|------------------|
| Covered Area  | <b>59</b>             |   |                     |                        |                  |
| Covered Veranda                                       | <b>9</b>              |   |                     | Reference Number       | <b>233570</b>    |
| Floor Number  | <b>1</b>              |   |                     | Property type          | <b>Apartment</b> |
| Total Number of Floors                                | <b>3</b>              | Parking                                   | <b>Covered, Yes</b> | Construction Year      | <b>2026</b>      |
| Energy Efficiency                                     | <b>A</b>              |   |                     | Bathrooms              | <b>1</b>         |
| Air Conditioning                                      | <b>All rooms, Yes</b> |   |                     |                        |                  |
| <b>Amenities</b>                                      |                       | <b>Location</b>                           |                     |                        |                  |
| • Parking   |                       | <b>Location:</b> Paphos - Agios Theodoros |                     | Region: <b>Paphos</b>  |                  |
| Coordinates: <b>34.783905104802 / 32.426619884657</b> |                       |   |                     |                        |                  |

## Price: €209 000 + VAT

VAT for this property is **€10,450** or **€39,710**. 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<br>Price per SQM | <b>~€4 960.00</b><br><b>€3 542.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty Ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€250 000 on Nov 23, 2024

€255 000 on Dec 1, 2024

€209 000 on Nov 29, 2025









