

## 3 Bedroom House for Sale in Aphrodite Hills Kouklia, Paphos District

This fantastic 3 bedroom Junior Villa is located in the Award Winning Aphrodite Hills Resort. Situated in the beautifully landscaped Hestiares Greens,  overlooking the fantastic PGA Golf Course with views over hole no.1, this property not only offers fantastic scenery over the golf but is only a short walk away from the beautiful village square, Golf Club and Retreat Spa.

The entire property is decorated in neutral tones with colourful highlights and modern fixtures and fittings throughout. Marble flooring is seen throughout the living, dining and kitchen areas of the property with the bedrooms offering parquet flooring, fitted wardrobes and bedside cabinets.

This prope...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>186</b>			Reference Number	<b>1718</b>
Furnishing	<b>Furnished</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
Energy Efficiency	<b>A</b>	Parking	<b>No</b>	Condition	<b>Pre-Owned</b>
				Construction Year	<b>2001-2010</b>
				Bathrooms	<b>2</b>

Amenities	Location	Region
• Pool	<b>Location:</b> Aphrodite Hills Kouklia Coordinates: <b>34.684177719815 / 32.610624117058</b>	<b>Paphos</b>

## Price: €710 000 + VAT

VAT for this property is **€54,739** or **€134,900**. 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 Price per SQM	<b>~€25 000.00</b> <b>€3 817.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€580 000 on Sep 23, 2023

€620 000 on Apr 13, 2024

€710 000 on Jan 27, 2026



