

# 1 Bedroom Apartment for Sale in Empa, Paphos District

1 Bedroom Apartment – Refined Living in a Prime Paphos Neighbourhood



## Intro

The 1-bedroom apartment offers a refined and comfortable living experience in one of Paphos’s most desirable residential areas. Designed for modern lifestyles, it is ideal for individuals, couples, or investors seeking a well-balanced home in a quiet yet well-connected location.

## Living Experience

The interior layout is thoughtfully planned to maximise space, light, and functionality. An open-plan living and kitchen area creates a welcoming atmosphere, perfect for everyday living and relaxation. The bedroom provides a private and comfortable retreat, while quality finishes enhance the ove...

### Property Info

|                        |           |
|------------------------|-----------|
| Covered Area           | <b>62</b> |
| Covered Veranda        | <b>12</b> |
| Floor Number           | <b>2</b>  |
| Total Number of Floors | <b>2</b>  |
| Energy Efficiency      | <b>A</b>  |

### Plot / Area Info

|         |                     |
|---------|---------------------|
| Parking | <b>Covered, Yes</b> |
|---------|---------------------|

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>235869</b>             |
| Property type     | <b>Apartment</b>          |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2026</b>               |
| Bathrooms         | <b>1</b>                  |

### Amenities

- Parking

### Location

**Location:** Empa Region: **Paphos**  
**Coordinates:** **34.810842243726 / 32.42002932367**

## Price: €158 000 + VAT

VAT for this property is **€7,900** or **€30,020**. 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>€2 548.00/m²</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

€148 000 on Mar 17, 2025

€160 000 on Dec 16, 2025

€158 000 on Dec 17, 2025







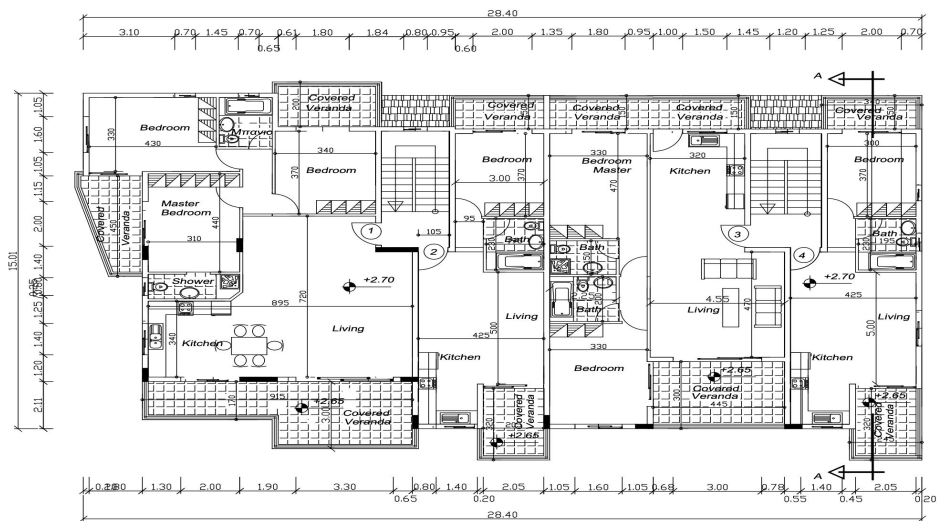




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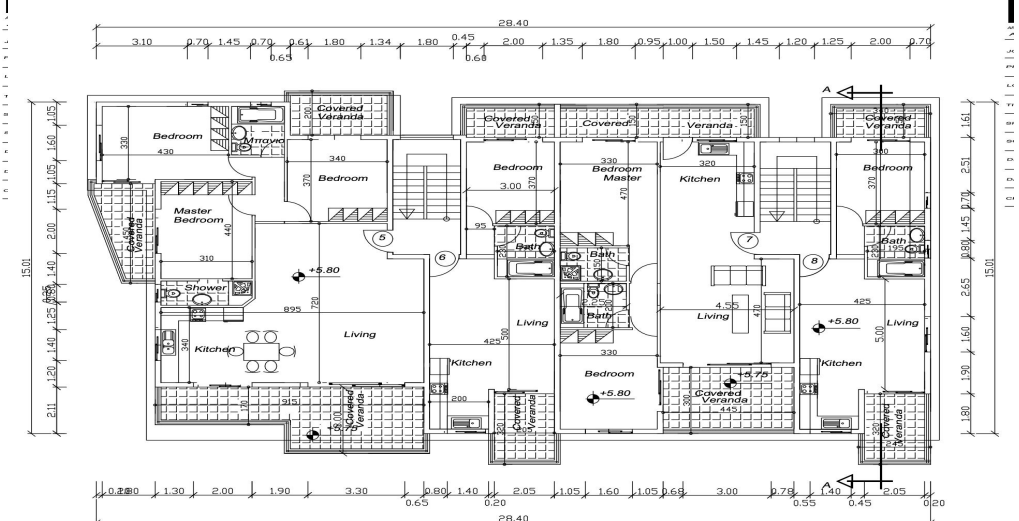


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First Floor Plan Block A

ANDRE  
DIPL. IN



Second Floor Plan Block A

ANDRE  
DIPL. IN