

## 3 Bedroom House for Sale in Paphos - Emba

Experience luxury living in this modern 3-bedroom maisonette, part of the exclusive EMBA Project in the scenic village of Emba, Paphos. This beautifully designed partly detached townhouse offers spacious interiors, high-quality finishes, and an energy-efficient design, making it perfect for families, professionals, or investors.



### Key Features:

- Spacious & Modern Design: Open-plan living and dining areas with plenty of natural light
- 3 Bedrooms & 3 Bathrooms: Includes two en-suite bathrooms (one with a shower and bathtub) and an additional guest WC
- Premium Construction: Built with European anti-seismic standards, energy-efficient materials (Class A)...

### Property Info

Covered Area	<b>208</b>
Covered Veranda	<b>16</b>
Uncovered Veranda	<b>19</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Unfurnished</b>
Floor Type	<b>Ceramic</b>
Energy Efficiency	<b>A+</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>300</b>
Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>
View	<b>Mountains view</b>
Developer	<b>AKRIOL</b>

### Amenities

- Air Conditioning
- Balcony
- BBQ zone
- Garden
- Guest WC
- Parking
- Pool
- Storage room

### Location

**Location:** Paphos - Emba      **Region:** **Paphos**  
**Coordinates:** **34.81315 / 32.42567**

Price: €325 000 + VAT

VAT for this property is €28,938 or €61,750. 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	None	Common expenses	None
		Price per SQM	€1 563.00/m²		

Price change history

€325 000 on Mar 19, 2025





