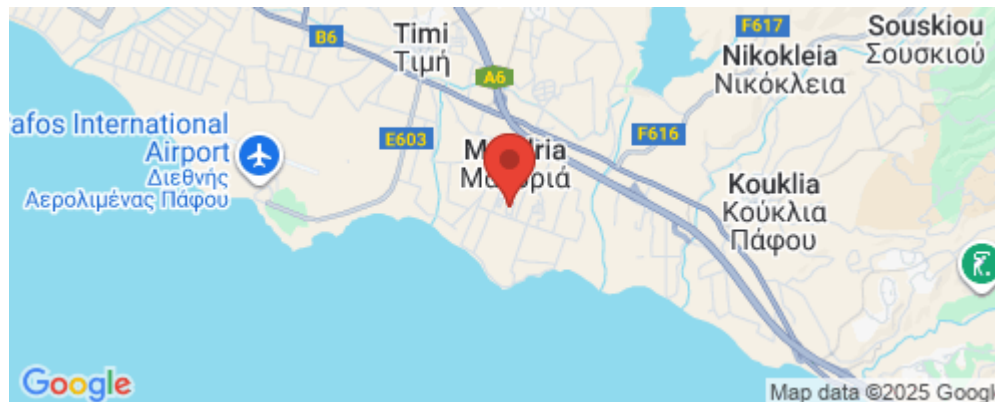


## 2 Bedroom Apartment for Sale in Mandria, Paphos District

Gardens Apartment No. 004 is a thoughtfully designed two-bedroom residence situated in a premium seafront development that includes a variety of one- and two-bedroom apartments, penthouses, and three-bedroom detached villas. Nestled within beautifully landscaped gardens, the property offers access to two communal swimming pools, one of which is heated during the winter months — ensuring year-round comfort. A private residents-only clubhouse adds to the exclusive living experience.



The apartment features traditional architectural elements complemented by carefully selected fixtures and quality finishes that reflect the charm and character of the surrounding region. Its layout is b...

### Property Info

Covered Area	<b>92</b>
Covered Veranda	<b>20</b>
Uncovered Veranda	<b>9</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Uncovered, Yes</b>

### Additional info

Reference Number	<b>1119</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Mandria  
**Coordinates:** **34.709074278362 / 32.531633668841**

Region: **Paphos**

## Price: €305 000 + VAT

VAT for this property is **€15,250** or **€57,950**. 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>€3 315.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€305 000 on Apr 8, 2025



