

## 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>
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## Price change history

€305 000 on Apr 8, 2025



