

## 2 Bedroom House for Sale in Pegeia, Paphos District

Our project is designed to cater to diverse lifestyles and leisure, featuring 30 villas ranging from cozy 2-bedroom spaces to expansive 6-bedroom residences with lifts, each a testament to the project's versatility and appeal.



Villas are nestled in the lush peninsula of Pegeia, a breath away from the crystalline Coral Bay beach, promising a life where every day is an indulgence in more joy, comfort, and beauty. It stands as a beacon of extraordinary living, mere steps from the sea's embrace.

- 40m Riverlike pool
  - 11 private pools
  - Club house with BBQ area, sport activities
  - Kids pool with playground area
- &#82...

### Property Info

Covered Area	<b>171</b>
Covered Veranda	<b>38</b>
Uncovered Veranda	<b>6</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>

### Plot / Area Info

Plot area	<b>180</b>
Pool	<b>Common, Yes</b>
Parking	<b>Uncovered, Yes</b>

### Additional info

Reference Number	<b>1550</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>3</b>

### Amenities

- Parking

### Location

**Location:** Pegeia  
**Coordinates:** **34.851415829853 / 32.374252080917**

Region: **Paphos**

## Price: €890 000 + VAT

VAT for this property is **€59,802** or **€169,100**. 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>€5 205.00/m²</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

€890 000 on Apr 8, 2025















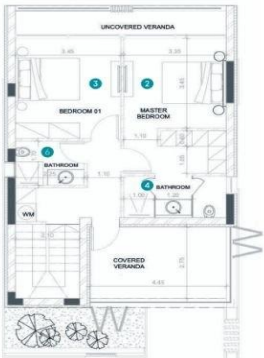




VILLA C



Ground floor



1st floor

1. Living room	58 m <sup>2</sup>
2. Master bedroom	17 m <sup>2</sup>
3. Bedroom	14 m <sup>2</sup>
4. Master bathroom	5 m <sup>2</sup>
5. Bathroom	4 m <sup>2</sup>
6. WC	3 m <sup>2</sup>
7. Covered verandas	36 m <sup>2</sup>
Uncovered verandas	
Corridor	
Parking	
Total area	170 m <sup>2</sup>

MASTER PLAN

- 40m Riverlike pool
- 11 private pools
- Club house with BBQ area, sport activities
- Kids pool with playground area
- 3 min to Coral Bay Beach
- Gated area 24/7 CCTV
- Lifts in master-villas

