

## 3 Bedroom House for Sale in Paphos District

This is a unique 3 bedroom villa next to a 5-star beach hotel and close to a plethora of Paphos' most popular attractions and amenities, such as the Paphos tourist area, harbour, and the Kings Avenue Mall. The villa offers spacious interiors and a private swimming pool in a large plot. Its superior finishes, specifications, and unique location provide elite buyers the opportunity to taste the luxury Cyprus Mediterranean lifestyle living. X

These unique beachfront properties in Cyprus consist of 3, 4- and 5-bedroom beachfront villas for sale in Paphos next to the 5-star King Evelthon beach hotel and close to a plethora of Paphos' most popular attractions and amenities, such as t...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>216</b>			Reference Number	<b>1729</b>
Covered Veranda	<b>39</b>			Property type	<b>House</b>
Uncovered Veranda	<b>78</b>	Plot area	<b>562</b>	Condition	<b>Under Construction</b>
Total Number of Floors	<b>2</b>	Pool	<b>Yes</b>	Bathrooms	<b>3</b>
Energy Efficiency	<b>A</b>			View	<b>Sea view</b>

### Amenities

- Roof Garden

### Location

Region: **Paphos**

Coordinates: **34.788563100714 / 32.402596823519**

## Price: €835 000 + VAT

VAT for this property is **€77,469** or **€158,650**. 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 Price per SQM	<b>None</b> <b>€3 866.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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

€785 000 on Apr 8, 2025

€835 000 on Feb 7, 2026



