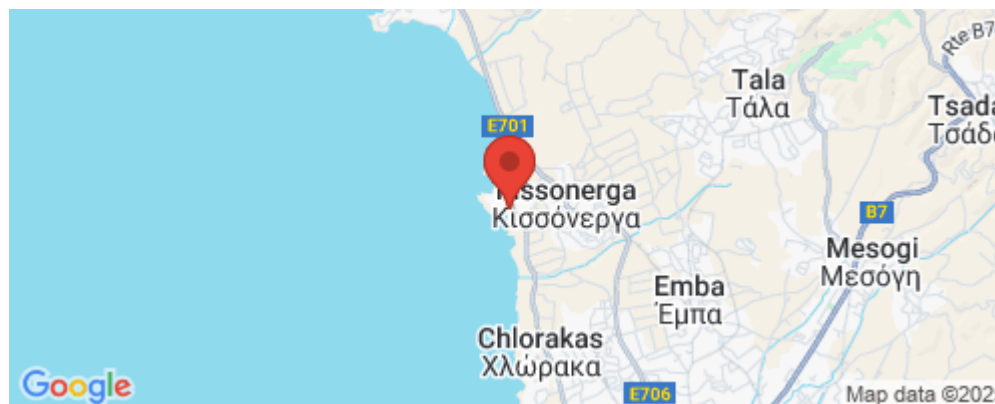


## 4 Bedroom House for Sale in Kissonerga, Paphos District

Villa 23 is a beautiful 4-bedroom villa with the highest standards is set in one of the most desirable locations of Paphos. Located in a large plot with private garden all around and large space for a swimming pool. The site is situated at a quiet and picturesque bay, some three miles North of Paphos, past Kissonerga Village.



Introducing an exquisite new development, nestled in the serene coastal surroundings of Kissonerga. This idyllic site is located just a few miles north of Paphos, beyond the charming Kissonerga Village, offering a peaceful and picturesque bay setting.

Perfectly positioned between the vibrant Paphos Harbour and the captivating Coral Bay Beach, villas pre...

### Property Info

Covered Area	<b>377</b>
Covered Veranda	<b>94</b>
Uncovered Veranda	<b>159</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area	<b>313</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>2057</b>
Property type	<b>House</b>
Bathrooms	<b>5+</b>

### Amenities

- Roof Garden

### Location

**Location:** Kissonerga  
**Coordinates:** **34.822620153671 / 32.392029825191**

Region: **Paphos**

## Price: €1 330 000 + VAT

VAT for this property is **€178,615** or **€252,700**. 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.

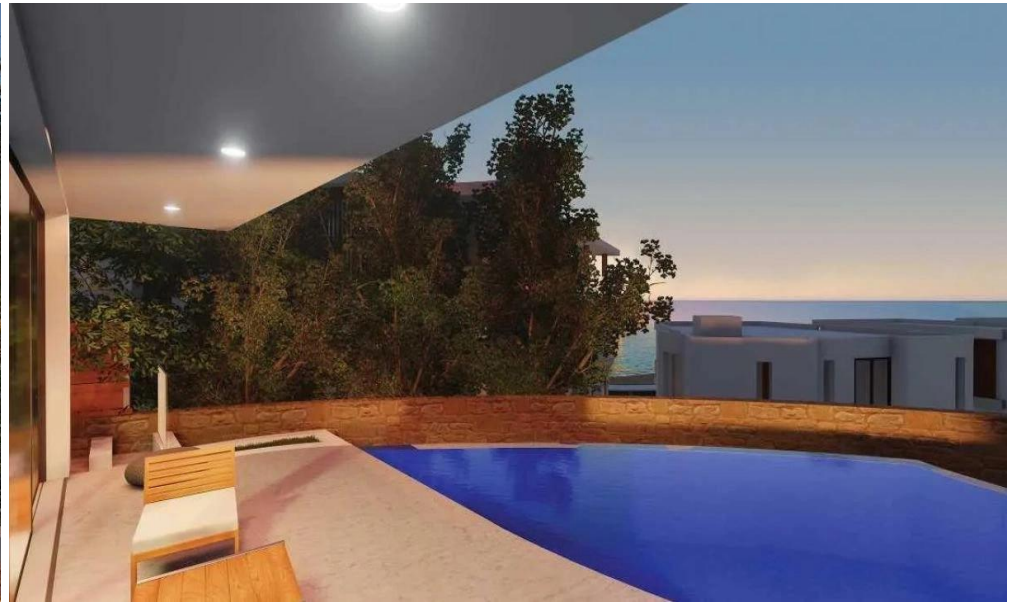
VAT	<b>Excluded</b>	Title transfer fee	<b>~€49 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 528.00/m²</b>		

## 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

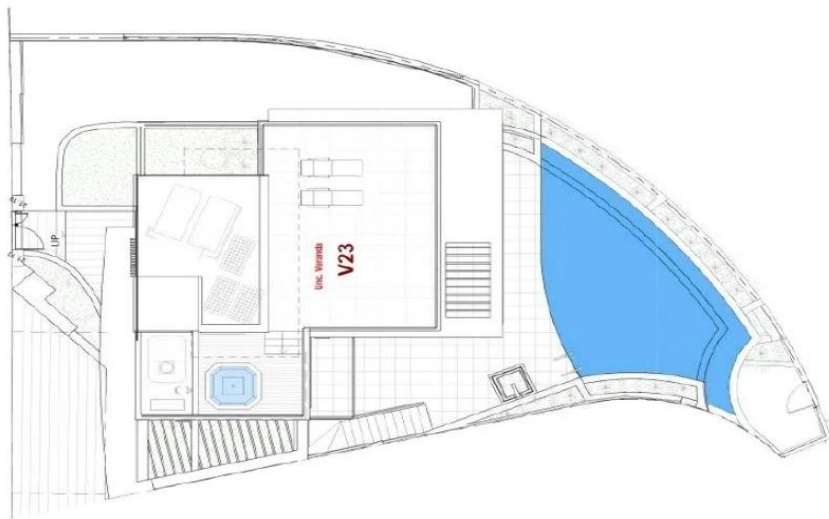
€1 330 000 on Apr 8, 2025



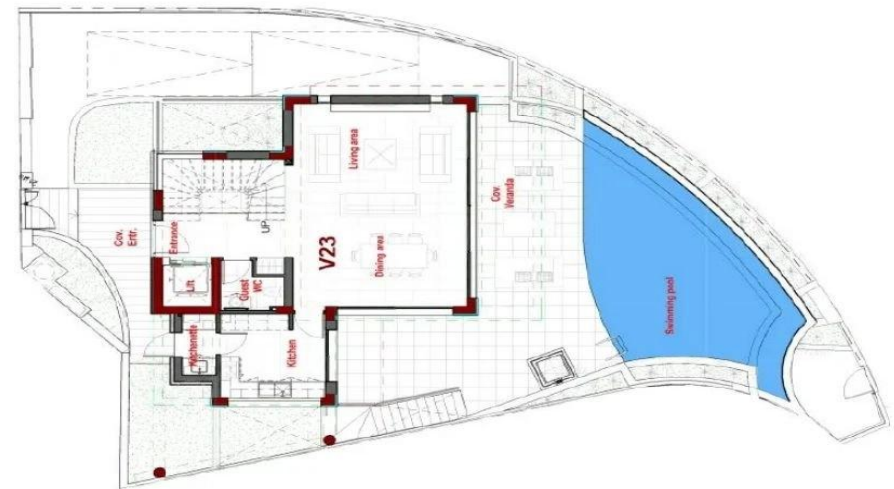




PRELIMINARY ROOF PLAN



PRELIMINARY GROUND FLOOR



PRELIMINARY FIRST FLOOR

