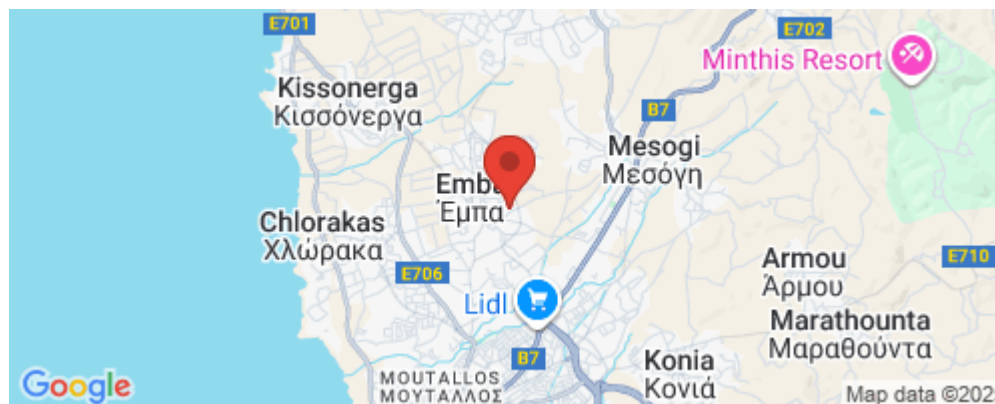


## 3 Bedroom House for Sale in Paphos - Emba

For sale is a modern detached villa located in the peaceful area of Emba. This off-plan property offers 187 square meters of spacious internal living space, designed for comfort and convenience. The villa has three well-sized bedrooms, making it ideal for families or those who need extra space for a home office or guests. There are two contemporary bathrooms, finished to a high standard.



Emba is a charming area known for its local character and a welcoming community atmosphere. Residents enjoy quiet surroundings while still being close to everyday amenities such as shops, cafes, and schools. The area also offers easy access to main roads, making commuting simple. Whether you are se...

### Property Info

Covered Area	<b>187</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>360</b>
Pool	<b>Yes</b>
Parking	<b>Uncovered, Yes</b>

### Additional info

Reference Number	<b>14096</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

- Guest WC

### Location

**Location:** Paphos - Emba  
**Coordinates:** **34.808294448973 / 32.429727054779**

Region: **Paphos**

## Price: €460 000 + VAT

VAT for this property is **€35,742** or **€87,400**. 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>€2 460.00/m²</b>		

## Representative: Purple International Real Estate

Registration number	<b>1052</b>	Email	<b>info@purpleinternational.eu</b>
License number	<b>512/E</b>	Legal name	<b>A.A. Purple Real Estate Ltd</b>
Phone: +35723811058			

## Price change history

€460 000 on Jun 4, 2025





