


## 36m<sup>2</sup> Apartment for Sale in Paphos - Agios Theodoros

For sale: Modern studio apartment under construction in the sought-after area of Agios Theodoros. This property offers an internal space of 36.3 m<sup>2</sup>,  thoughtfully designed to provide both comfort and functionality. Located on the first floor of a six-floor building with an elevator, the apartment is ideal for those seeking convenience and contemporary living.

The gated complex offers a high standard of living, featuring underfloor heating, a central AC system, and a high energy efficiency rating (A). Residents can enjoy access to a communal swimming pool and an on-site gym, allowing for a balanced and active lifestyle. The studio benefits from a lovely sea view, adding to its appeal...

### Property Info

Covered Area	<b>36</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>55</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>26607</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
View	<b>Sea view</b>

### Amenities

- Gym

### Location

**Location:** Paphos - Agios Theodoros  
**Coordinates:** **34.775121674736 / 32.408557528874**

Region: **Paphos**

## Price: €322 000 + VAT

VAT for this property is **€16,100** or **€61,180**. 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>€8 944.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
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## Price change history

€295 000 on Jun 6, 2025  
 €322 000 on Oct 21, 2025







