

## 4 Bedroom House for Sale in Paphos District

This 240 sqm Luxury Villa combines the best of Mediterranean life-style with contemporary design and high-end features, including ambient lighting, concealed air-condition, floor heating, as well as state-of-the-art kitchen and bathroom appliances.

Consisting of total 4 bedrooms, 4 bathrooms and a lounge & dining area with fireplace, island kitchen/bar, all on one floor, the property also has a large basement with plenty of room for storage, a wine cellar, TV-lounge or private gym. The spacious master bedroom with its ensuite bathroom and a walk-in wardrobe has large sliding doors leading towards pool and garden.

Situated on a gently sloping 1427sqm plot this unique pro...

### Property Info

Covered Area	<b>240</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>1427</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>237346</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>4</b>
View	<b>Sea view</b>

### Amenities

- Fireplace

### Location

Region: **Paphos**

## Price: €2 450 000 + VAT

VAT for this property is **€251,125** or **€465,500**. 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>~€94 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€10 208.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€2 450 000 on Jun 7, 2025









