

## 6+ Bedroom House for Sale in Pegeia, Paphos District

Two story house with basement apartment located in Vanellina, Pegeia. The property is built on a large plot area 1344m2 with nice views as the area is elevated and has direct views to the Sea. Also a very quite area as it's a private community No drive through traffic.

Plot: 1344m2

Building:

333,4m2,

8 Bedrooms,

6 Bathrooms,

34m2 Veranda covered,

10,2 KW Solar system with permission to feed the EAC, lowers electricity costs

Every room is equipped with Mitsubishi AC system (2023 model in Black) 2 automatic gates, Aluminum black. Full aluminum black fencing.

## Pool area:

12x5m Black tiled overflow Pool with Jacuzzi and salt wat...

| Property Info                      |                            | Plot / Area       | Info        | Additional info  |                  |
|------------------------------------|----------------------------|-------------------|-------------|------------------|------------------|
| Covered Area                       | 334<br>A<br>All rooms, Yes |                   |             | Reference Number | 237384           |
| Energy Efficiency Air Conditioning |                            | Plot area<br>Pool | 1344<br>Yes | Property type    | House            |
|                                    |                            |                   |             | Condition        | <b>Pre-Owned</b> |
|                                    |                            |                   |             | Bathrooms        | 5+               |

Amenities Location

Location: Pegeia Region: Paphos



Price: €1 450 000 + VAT

VAT for this property is €184,332 or €275,500. 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 | Excluded | Title transfer fee | ~€54 600.00              | Common our or or | Nama |
|-----|----------|--------------------|--------------------------|------------------|------|
|     |          | Price per SOM      | €4 341.00/m <sup>2</sup> | Common expenses  | None |

## **Representative: MySpace**

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## **Price change history**

€1 200 000 on Jun 12, 2025 €1 450 000 on Sep 5, 2025





















