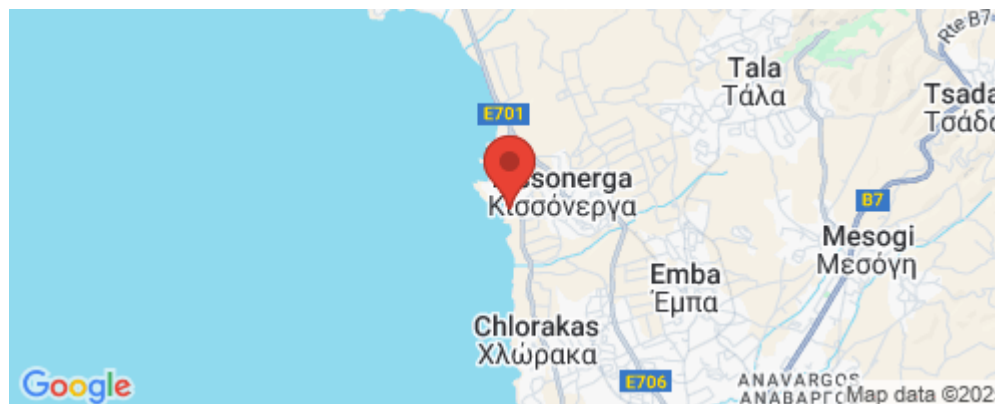


4 Bedroom House for Sale in Kissonerga, Paphos District

This stunning luxury villa offers an exceptional opportunity to own a piece of the Mediterranean in one of Paphos' most desirable coastal locations. Ideally positioned just 5 minutes from the future Paphos Marina and 10 minutes from Kings Avenue Mall, the villa boasts a prime address, sophisticated design, and direct access to the ultimate beachfront lifestyle.



Set directly above a picturesque sandy lagoon beach — swimmable even in winter — the villa enjoys breathtaking, unobstructed views of the Mediterranean Sea. A private infinity-edge pool creates a seamless connection between indoor elegance and the natural beauty of the coast.

Villa Highlights:

– Expa...

Property Info

Covered Area	402
Covered Veranda	102
Total Number of Floors	2
Heating	Underfloor Heating, Yes

Plot / Area Info

Plot area	560
Pool	Yes

Additional info

Reference Number	6904
Property type	House
Bathrooms	5+

Amenities

- Roof Garden

Location

Location: Kissonerga
Coordinates: **34.820770545896 / 32.392909503944**

Region: **Paphos**

Price: €1 750 000 + VAT

VAT for this property is **€241,082** or **€332,500**. 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	~€66 600.00	Common expenses	None
		Price per SQM	€4 353.00/m²		

Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone: +35725255505, +35794001333			

Price change history

€1 750 000 on Jun 17, 2025







