

## 3 Bedroom Apartment for Sale in Empa, Paphos District

A residence built within the famous Park of Colours in the City Centre of Pafos. The park of 32.000m2 will comprise of sporting grounds, a children's playground, a botanical garden, a cafeteria, a basketball court, a small football court, locker rooms, a climbing wall, a skatepark and an outdoors exhibition space. The park will be the largest in Pafos and one of the largest in Cyprus.

Project delights of unobstructed views spanning lower Pafos to the sea. Easy access to Pafos commercial district, nightlife, the famous Hammam Baths, Pafos Mall and next to the city's central bus route.

This contemporary architectural design brings to the market a new type of experience in ...

### Property Info

Covered Area	<b>116</b>
Covered Veranda	<b>12</b>
Floor Number	<b>4</b>
Total Number of Floors	<b>6</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Yes</b>

### Additional info

Reference Number	<b>232908</b>
Property type	<b>Apartment</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

### Amenities

- Elevator

### Location

**Location:** Empa Region: **Paphos**

## Price: €440 000 + VAT

VAT for this property is **€22,000** or **€83,600**. 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>~€14 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 793.00/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

€440 000 on Jun 17, 2025



