

## 4 Bedroom House for Sale in Chlorakas, Paphos District

Located just steps from the seashore in the tranquil Dimma area of Lower Chloraka, this 4-bedroom villa offers a rare opportunity to enjoy luxury living in one of Paphos' most charming coastal suburbs. Set within a secure gated community, the home provides privacy, comfort, and breathtaking sea views—including a direct line of sight to the iconic MV Demetrios II Shipwreck, the perfect backdrop for unforgettable sunsets.



This uniquely designed villa features:

- 4 spacious bedrooms and elegant living spaces spanning 315 m<sup>2</sup>
- A large private plot
- Seamless indoor-outdoor living with panoramic sea views
- A private rooftop terrace o...

| Property Info          |                | Plot / Area                             | Info | Additional info  |                           |
|------------------------|----------------|---|------|------------------|---------------------------|
| Covered Area           | 317            |   |      | Reference Number | 7094                      |
|                        | _              | Plot area <b>618</b><br>Pool <b>Yes</b> |      | Property type    | House                     |
| Covered Veranda        | 2              |   | 618  | Condition        | <b>Under Construction</b> |
| Total Number of Floors | 2              |   | Yes  |                  | Onder Construction        |
| Air Conditioning       | All rooms, Yes |   |      | Bathrooms        | 4                         |
|                        |                |   |      | View             | Sea view                  |

Amenities Location

• Roof Garden Location: Chlorakas Region: Paphos

Coordinates: 34.794069915181 / 32.396503578669



Price: €2 020 000 + VAT

VAT for this property is **€249,983** or **€383,800**. 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 | None Common ovnenses     |                 | Nana |
|-----|----------|--------------------|--------------------------|-----------------|------|
|     |          | Price per SOM      | €6 372.00/m <sup>2</sup> | Common expenses | None |

## **Representative: RealDeal Estates**

| Registration number | 1311  | Email      | info@realdeal.cy                          |
|---------------------|-------|------------|---|
| License number      | 347/E | Legal name | Esperia Estates (Limassol-Paphos) Limited |

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## **Price change history**

€2 020 000 on Jun 24, 2025

















