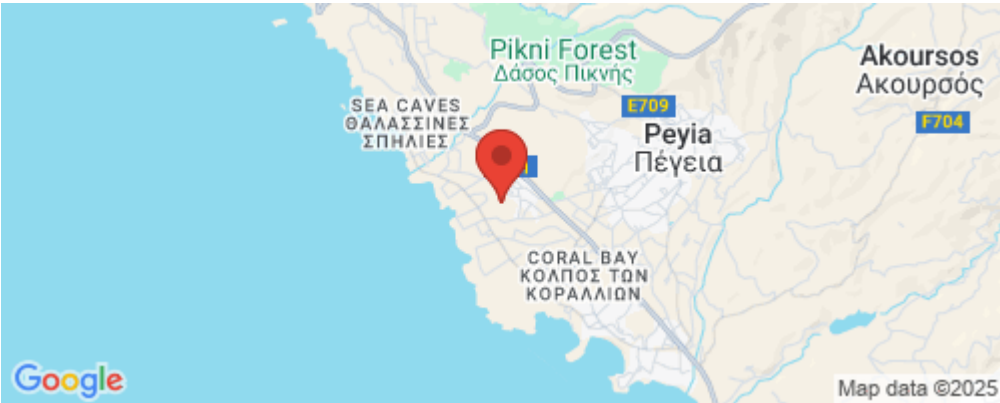


4 Bedroom House for Sale in Pegeia, Paphos District

A four-bedroom, two-storey villa №3 with a private swimming pool, offering an internal area of 193 m², is situated on a 610 m² plot.



This is an exclusive enclave of luxury villas perched above Paphos’s iconic Sea Caves. Just a ten-minute stroll from the dramatic Edro III shipwreck, Oniro By The Sea and the natural sea caves – and only a short drive to the UNESCO-protected Akamas Nature Reserve – this development perfectly blends secluded tranquility with easy access to schools and amenities.

Each villa is tailored for the discerning client, with a seamless indoor-outdoor flow, generous terraces, private gardens and panoramic sea views. Premium specifications – fr...

Property Info		Plot / Area Info		Additional info	
Covered Area	235			Reference Number	7099
Covered Veranda	42	Plot area	610	Property type	House
Total Number of Floors	2	Pool	Yes	Condition	Under Construction
Heating	Underfloor Heating, Yes			Bathrooms	4
Amenities	Location				
	Location: Pegeia		Region: Paphos		
	Coordinates: 34.87420746294 / 32.349489929108				

Price: €1 350 000 + VAT

VAT for this property is **€135,862** or **€256,500**. 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	None	Common expenses	None
		Price per SQM	€5 745.00/m²		

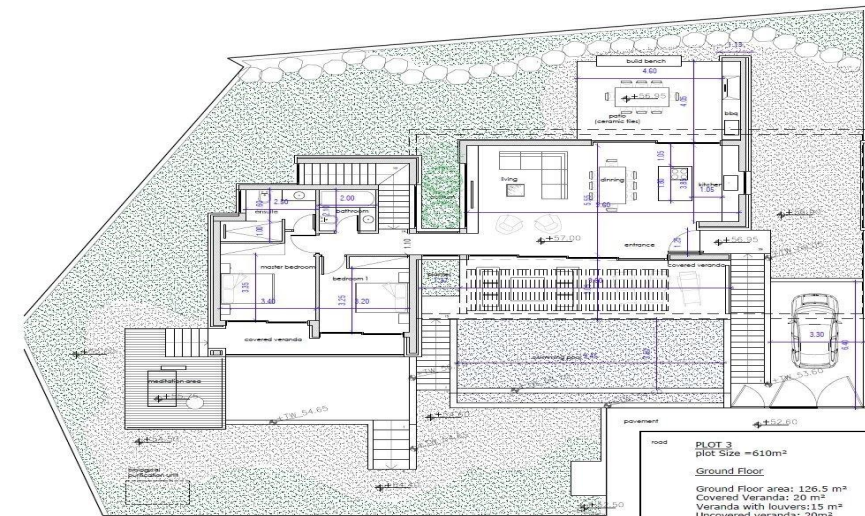
Representative: RealDeal Estates

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

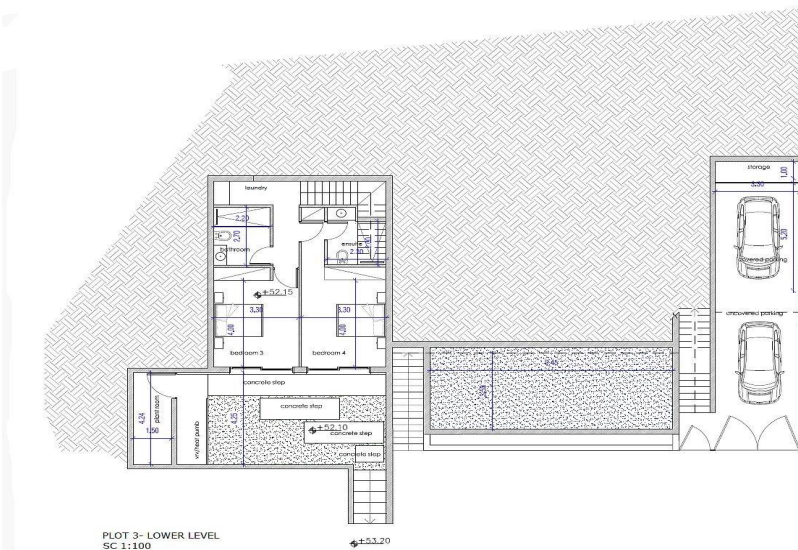
Price change history

€1 350 000 on Jul 1, 2025

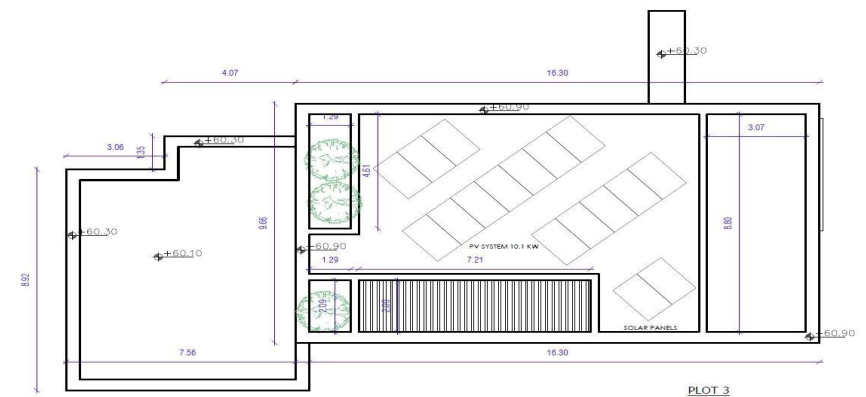




PLOT 3- GROUND FLOOR
SC 1:100



PLOT 3- LOWER LEVEL
SC 1:100



PLOT 3- ROOF PLAN
SC 1:100