

## 5 Bedroom House for Sale in Armou, Paphos District

Luxury villa with panoramic sea views in Armou area, Paphos. The villa is just a short drive from Minthis Resort and the International School of Paphos, with easy access to the highway leading to Limassol and all city amenities including shops, hospitals, and a university.

This unique property is part of a small development of just six detached houses.

**Key Features** 

Built in 2024
Fully equipped for comfortable year-round living
Underfloor heating
VRV air conditioning system
High-end finishes
Built-in furniture and appliances
Covered garage for two cars
Swimming pool

The ground floor includes a spacious open-plan living roo...

Property Info		Plot / Area Ir	nfo	<b>Additional info</b>	
Covered Area	414			Reference Number	58538
		Distance	1500 Private, Yes	Property type	House
Furnishing	Furnished	Plot area		Condition	<b>Brand New</b>
Heating	Yes	Pool		Construction Year	2024
Air Conditioning	Yes				_
				Bathrooms	4

## **Amenities** Location

• Storage room Location: Armou Region: Paphos



Price: €4 000 000 + VAT

VAT for this property is €557,101 or €760,000. 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 ovnences	None
		Price per SQM	€9 662.00/m <sup>2</sup>	Common expenses	

## **Representative: 1st Class Homes**

Registration number	690	Email	info@1stclass-homes.com
License number	367/E	Legal	KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES
License number	307/E	name	SERVICES LTD

Phone: +35725310243, +35770000889

## **Price change history**

€3 850 000 on Jul 2, 2025 €4 000 000 on Jul 3, 2025















