

## 3 Bedroom House for Sale in Kouklia, Paphos District

A luxurious 3-bedroom villa located in the prestigious Venus Rock Golf Resort in Cyprus. 

Designed in a contemporary Mediterranean style, the villa blends stone-clad facades, timber details, and clay-tiled roofs with modern open-plan living spaces. It offers a spacious internal covered area of approximately 225 square meters, with additional covered verandas and ancillary spaces that bring the total covered area to around 306 square meters. The property sits on a generous 1,134 square meter plot, featuring beautifully landscaped gardens, a private swimming pool, and ample outdoor entertaining areas.

The villa is thoughtfully designed to take full advantage of its elevated pos...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**225**

Plot area

**1134**

Reference Number

**30508**

Property type

**House**

Condition

**Brand New**

Bathrooms

**3**

### Amenities

### Location

**Location:** Kouklia

Region: **Paphos**

Coordinates: **34.707932 / 32.575882**

## Price: €1 583 000 + VAT

VAT for this property is **€153,023** or **€300,770**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 036.00/m<sup>2</sup></b>		

## Representative: FOX

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## Price change history

€1 583 000 on Jul 19, 2025

