

## 4 Bedroom House for Sale in Paphos - Emba

OPEN HOUSE WEDNESDAY 23rd JULY AT 15 00 pm 17 00 pm OFFERS DEADLINE MONDAY 28th of JULY 11 00 am The property is a detached ground floor residence with an adjoining yard situated in the community of Emba within the Paphos District. The house comprises an open plan living and dining area with a fireplace a guest toilet a kitchen with dining area four bedrooms and a main bathroom. The asset is located approximately 400m. west of the main road Emba Tala and around 860m. north of the Emba community centre. The property falls within Planning Zone 6 which permits a building coefficient of 90 coverage of 50 and permission of two floors max. height 10m construction. The issuance of the Energy Per...

### Property Info

Covered Area  
Total Number of Floors

**160**  
**1**

### Plot / Area Info

Plot area **521**

### Additional info

Reference Number  
Property type  
Bathrooms

**VL49202**  
**House**  
**1**

### Amenities

### Location

**Location:** Paphos - Emba Region: **Paphos**

## Price: €159 000 + VAT

VAT for this property is **€9,341** or **€30,210**. 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>~€3 125.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€994.00/m²</b>		

## Representative: Nicolaou Estates

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License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€159 000 on Jul 24, 2025







