

4 Bedroom House for Sale in Lysos, Paphos District

IN CLOSE TENDER PROCESS Deadline Tuesday 30th of September 2025 at 10 00 a.m. morning time An exceptional opportunity to own a beautifully maintained two storey detached villa in the peaceful Lysos community of Paphos offering unobstructed views to the wider area and serene nature surroundings. This spacious residence is ideal for family living holiday use or investment in a quiet scenic location. Location Highlights Situated approx. 300m northwest of Lysos community centre Approx. 500m northwest from Archangelos Michael s Church Property Features Land Area 549 sq.m. Internal Covered Area 190 sq.m. Covered Verandas 33 sq.m. Uncovered Verandas 12 sq.m. Private Swimming Pool 30 sq.m. Interi...

Property Info		Plot / Area Info		Additional info	
Covered Area	190	Plot area	549	Reference Number	VL49735
				Property type	House
				Bathrooms	3
Amenities		Location			
• Balcony		Location: Lysos Region: Paphos			

## Price: €259 000 + VAT

VAT for this property is **€20,584** or **€49,210**. 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>~€6 960.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 363.00/m²</b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€259 000 on Aug 23, 2025







