

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

Located in Sea Caves, one of the most prestigious and naturally beautiful areas of Cyprus, the villa enjoys the views of this unique scenery from every corner. This spacious 5 bedroom house is currently under renovation to the highest standards, featuring luxury finishes, marbles, smart lighting, VRV air-conditioning system and will be fully furnished with luxury Italian furniture and appliances. The beautifully landscaped private mature garden and the swimming pool offer unobstructed views of the sea. The villa will also have a basement level containing a gym, relaxation area equipped with sauna, an additional bedroom, a laundry room and a covered double garage. Offering a 24/7 security ...



### Property Info

Covered Area	<b>397</b>
Covered Veranda	<b>53</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>1</b>

### Plot / Area Info

Plot area **1299**

### Additional info

Reference Number	<b>S609-326</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Pegeia      Region: **Paphos**  
**Coordinates:** **34.88378 / 32.33394**

## Price: €3 400 000 + VAT

VAT for this property is **€466,151** or **€646,000**. 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	<b>Excluded</b>	Title transfer fee	<b>~€132 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 564.00/m²</b>		

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
License number	<b>License 118/E</b>	Legal name	<b>Cyprus Developers Alliance (CDA Group)</b>
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## Price change history

€3 500 000 on Aug 26, 2025

€3 400 000 on Nov 30, 2025







