

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

The development is located next to the beautiful area of Coral Bay and the Akamas Peninsula. The villa will be built to the highest standards with private swimming pool, large verandas and sun terraces, BBQ and landscaped gardens. Designed to bring the outdoors in, the villa is offering spectacular views of the Mediterranean Sea and beyond. The area itself is one of the most prime real estate locations in Cyprus, set near the water's edge. The Project has EPC certificate with "B" Energy Efficiency Rating. ✖

Property Info	Plot / Area Info		Additional info	
Covered Area	<b>137</b>		Reference Number	<b>S666-A</b>
Covered Veranda	<b>7</b>	Plot area	Property type	<b>House</b>
Floor Number	<b>1</b>		Condition	<b>Pre-Owned</b>
Total Number of Floors	<b>1</b>		Bathrooms	<b>1</b>

Amenities	Location
	<b>Location:</b> Pegeia      Region: <b>Paphos</b> Coordinates: <b>34.88706 / 32.33528</b>

## Price: €2 025 000 + VAT

VAT for this property is **€101,250** or **€384,750**. 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 Price per SQM	<b>~€77 600.00</b> <b>€14 781.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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

€2 025 000 on Aug 26, 2025

