

## 5 Bedroom House for Sale in Paphos - Emba

For sale is a spacious, detached villa located in the charming area of Emba. This resale property offers a generous internal space of 263.50 square meters and sits on a large plot, perfect for comfortable family living. Built in 2013, the villa is well-maintained and comes fully furnished, ready for you to move in.



The home features five bedrooms and three bathrooms, providing ample space for both relaxation and entertaining guests. Large windows throughout the villa allow natural light to fill the rooms, while offering impressive city, village, and sea views from various vantage points.

Emba is a popular residential area known for its quiet atmosphere and beautiful surround...

### Property Info

Covered Area	<b>264</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>611</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>20485</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>
View	<b>Sea view</b>

### Amenities

- Garden

### Location

**Location:** Paphos - Emba  
**Coordinates:** **34.819204955188 / 32.42349346898**

Region: **Paphos**

## Price: €595 000 + VAT

VAT for this property is **€65,720** or **€113,050**. 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>~€20 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 254.00/m²</b>		

## Representative: Purple International Real Estate

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## Price change history

€595 000 on Sep 11, 2025



















