

3 Bedroom House for Sale in Aphrodite Hills Kouklia, Paphos District

Stylish and modern villa for sale in Kouklia, Paphos. Open-plan rooms and large terraces. Impeccable attention to detail is evident everywhere: the highest quality Italian-style kitchen sets, luxurious marble bathrooms and parquet floors are everywhere. Elegant sliding doors of the living room lead to a spacious veranda with an immaculately landscaped garden with flowers, shrubs and trees and a private heated pool measuring 4 x 8 m. Extras: water filters, water softener, bathtub, food waste shredder, alarm system, BARBECUE + water softener, indoor sports courtyard, parking gazebo and gazebo by the pool.

Property Info

Covered Area	188
Furnishing	Unfurnished
Energy Efficiency	N/A
Air Conditioning	All rooms, Yes

Plot / Area Info

Parking	Covered, Yes
---------	---------------------

Additional info

Reference Number	133670
Property type	House
Condition	Pre-Owned
Bathrooms	3

Amenities

Location

Location: Aphrodite Hills Kouklia Region: **Paphos**

Price: €1 350 000 + VAT

VAT for this property is **€105,702** or **€256,500**. 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	Excluded	Title transfer fee	~€50 600.00	Common expenses	None
		Price per SQM	€7 181.00/m²		

Representative: DOM Real Estate

Registration number	397	Email	info@dom.com.cy
License number	338/E	Legal name	N/A
Phone: +35796644888			

Price change history

€1 350 000 on Sep 16, 2025

