

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

Luxury Villa on the Coast of Cyprus – Paphos

We are delighted to present this luxurious villa of 271 m<sup>2</sup>, located in the most prestigious area of Paphos. Designed for comfort and elegance, the villa offers spacious interiors and breathtaking views of the Mediterranean Sea.

Layout

Ground Floor

Open-plan living and dining area

Fully equipped kitchen and utility room

Two bedrooms, each with its own shower room

Guest WC

First Floor

Spacious bedroom with en-suite bathroom

Master suite with walk-in wardrobe and private shower room

Expansive terrace with panoramic sea views

Large windows throughout the villa sh...

**Property Info**

**Plot / Area Info**

**Additional info**

Covered Area	<b>271</b>	Pool	<b>Yes</b>
Energy Efficiency	<b>A</b>	Parking	<b>Uncovered, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>		

Reference Number	<b>239642</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>4</b>
View	<b>Mountains view</b>

**Amenities**

- Parking

**Location**

**Location:** Pegeia Region: **Paphos**

## Price: €3 880 000 + VAT

VAT for this property is **€436,536** or **€737,200**. 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>~€151 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€14 317.00/m²</b>		

## Representative: MySpace

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## Price change history

€3 880 000 on Sep 27, 2025















