

5 Bedroom House for Sale in Kouklia, Paphos District

Reference ID: #SA32255Price details: €1,650,000 +VATVilla is an exceptional 5-bedroom villa designed in an exceptionally large plot of 1334 m2, located in Kouklia.The villa is designed on four levels (basement, ground floor, first floor and roof garden).Two bedrooms can be found in the ground floor for an easy access to the kitchen and living room area, one bedroom is in the basement with easy access to the garden and swimming pool and the final two bedrooms are located in the first floor.The villa enjoys its own private swimming pool surrounded by an outdoor barbecue area, spacious indoor and outdoor areas and a roof garden.Attention to detail has been given and excellent quality finis...



Property Info

Covered Area	431
Total Number of Floors	4
Furnishing	Unfurnished
Energy Efficiency	N/A
Air Conditioning	No

Plot / Area Info

Plot area	1334
Pool	Yes
Parking	Covered, Yes

Additional info

Reference Number	SA32255
Property type	House
Condition	Brand New
Construction Year	2025
Bathrooms	5+

Amenities

- Storage room

Location

Location: Kouklia  
Coordinates: 34.692965870462 / 32.594924589474

Region: Paphos

## Price: €1 650 000 + VAT

VAT for this property is **€233,106** or **€313,500**. 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.

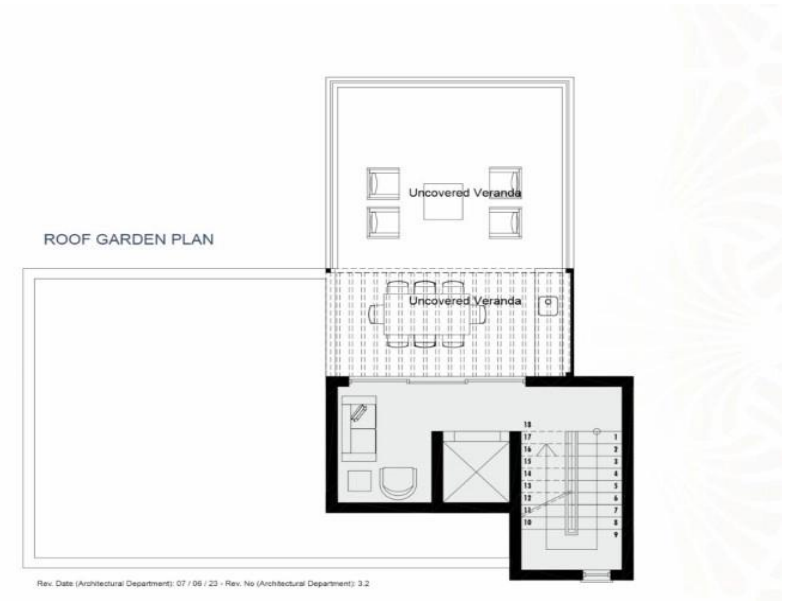
VAT	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 828.00/m²</b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

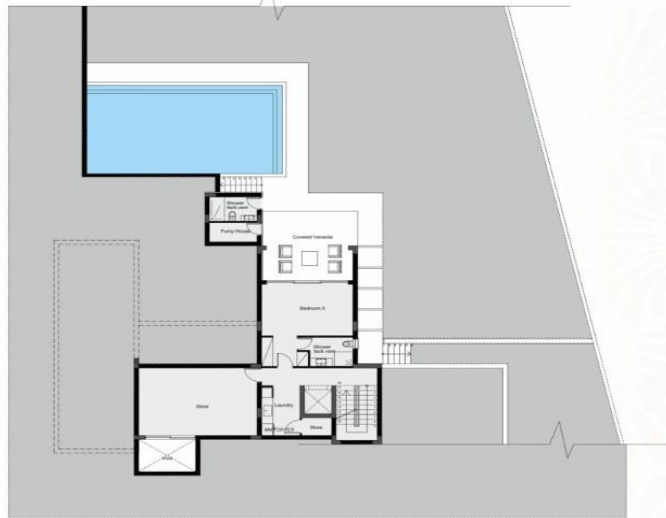
€1 650 000 on Oct 19, 2023







BASEMENT FLOOR



Rev. Date (Architectural Department): 23 / 03 / 23 - Rev. No (Architectural Department): 3.2