

5 Bedroom House for Sale in Latchi (Lakki / Latsi), Paphos District

This amazing villa is located on the first line to the sea in a gated community in the area of Latchi, Polis, in the western part of Cyprus. The villa has its own private beach, which creates a special atmosphere of peace and luxury. On an area of 425 sq.m. there are 5 spacious bedrooms, 5 bathrooms, one of which has a SPA area, 5 balconies and living areas. 

The villa has two main entrances on different levels. On the upper level there is a guest toilet, a large fully equipped kitchen and a main living room with a fireplace, as well as 2 en-suite bedrooms. From the main living room you enter a magnificent furnished terrace with endless sea views. The second living room, equipped wit...

Property Info

Covered Area	322
Covered Veranda	59
Uncovered Veranda	123
Furnishing	Furnished
Heating	Autonomous Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	1700
Pool	Yes

Additional info

Reference Number	5292
Property type	House
Condition	Brand New
Bathrooms	5+

Amenities

Location

Location: Latchi (Lakki / Latsi) Region: **Paphos**
Coordinates: **35.03995 / 32.380709**

Price: €3 500 000 + VAT

VAT for this property is **€436,739** or **€665,000**. 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	None	Common expenses	None
		Price per SQM	€10 870.00/m²		

Representative: Cyprus Sotheby's International Realty

Registration number	1013	Email	info@cyprus-sothebysrealty.com
License number	517/E	Legal name	ConceptRealty Ltd
Phone: +35726080180, +35797612926			

Price change history

€3 500 000 on Oct 8, 2025













