

3 Bedroom House for Sale in Pegeia, Paphos District

Located in the prestigious Coral Bay area, known for its exceptional microclimate, this elegant villa offers refined coastal living just 100 meters from the sea. 

Set within a secure, beautifully landscaped complex, the property enjoys privacy and tranquility while being within walking distance to restaurants, bars, shops, and family attractions.

The standout feature of the villa — a true rarity in Cyprus — is the double-height living space (second light). This architectural element fills the home with natural light, creating a striking sense of volume, openness, and effortless elegance.

Bright, spacious interiors flow seamlessly onto a large balcony with breathtaking...

Property Info

| | |
|-------------------|--------------------------------|
| Covered Area | 221 |
| Covered Veranda | 31 |
| Uncovered Veranda | 21 |
| Furnishing | Furnished |
| Heating | Autonomous Heating, Yes |
| Air Conditioning | All rooms, Yes |

Plot / Area Info

| | |
|-----------|-----------------------|
| Plot area | 685 |
| Pool | Yes |
| Parking | Uncovered, Yes |

Additional info

| | |
|-------------------|------------------|
| Reference Number | 6052 |
| Property type | House |
| Condition | Pre-Owned |
| Construction Year | 2001-2010 |
| Bathrooms | 3 |

Amenities

- Parking

Location

Location: Pegeia
Coordinates: **34.849712 / 32.378268**

Region: **Paphos**

Price: €795 000 + VAT

VAT for this property is **€75,507** or **€151,050**. 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.

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|-----|-----------------|--------------------|--------------------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€28 400.00 | Common expenses | None |
| | | Price per SQM | €3 597.00/m² | | |

Representative: Cyprus Sotheby's International Realty

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|--|--------------|------------|---------------------------------------|
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| License number | 517/E | Legal name | ConceptRealty Ltd |
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Price change history

€890 000 on Oct 8, 2025
 €830 000 on Nov 12, 2025
 €795 000 on Mar 27, 2026











