

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

This exquisite residence is perfectly located on a 1870sqm plot in the serene Sea Caves area, surrounded by lush banana and orange plantations. X  
The house is a custom-built masterpiece, meticulously designed with the latest modern technology.  
The ground floor comprises a spacious entrance hall, master bedroom with en-suite bathroom, a studio bedroom with a large bathroom and private pool access, a well-equipped laundry room, ample storage, and an elevator.  
The first floor offers a bright living area with a comfortable lounge, fireplace, TV, and dining room. A separate kitchen-dining room is equipped with modern MIELE appliances. There's also a guest WC and an indepe...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>519</b>			Reference Number	<b>7483</b>
Covered Veranda	<b>44</b>			Property type	<b>House</b>
Furnishing	<b>Furnished</b>	Plot area	<b>1870</b>	Condition	<b>Pre-Owned</b>
Heating	<b>Underfloor Heating, Yes</b>	Pool	<b>Yes</b>	Construction Year	<b>2001-2010</b>
Air Conditioning	<b>All rooms, Yes</b>			Bathrooms	<b>5+</b>

Amilities	Location	Region
• Fireplace	<b>Location:</b> Pegeia <b>Coordinates:</b> <b>34.888561 / 32.347435</b>	<b>Paphos</b>

## Price: €3 950 000 + VAT

VAT for this property is **€590,673** or **€750,500**. 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 Price per SQM	<b>~€154 600.00</b> <b>€7 611.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Cyprus Sotheby's International Realty

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License number	<b>517/E</b>	Legal name	<b>ConceptRealty Ltd</b>

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## Price change history

€3 950 000 on Oct 8, 2025













