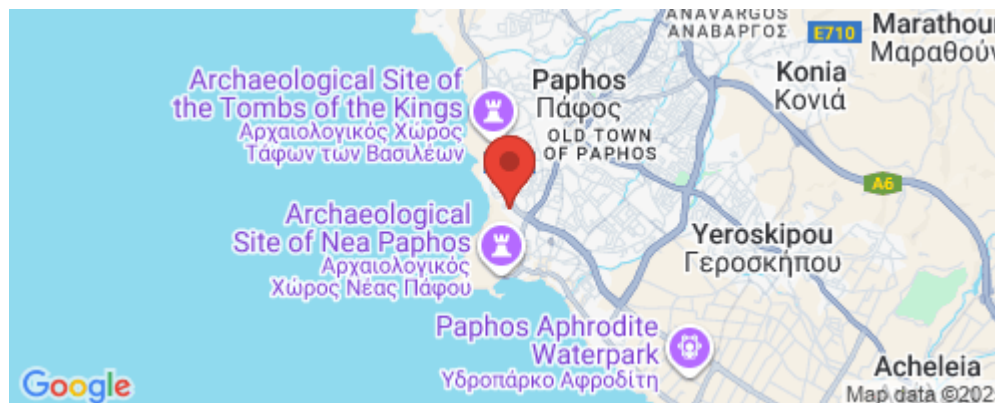


## 3 Bedroom Apartment for Sale in Kato Paphos

Situated just 150 meters from the sea in the heart of Kato Pafos, this exceptional complex boasts an incredible location. Mere steps away from a beautiful sandy beach and adjacent to the Pafos archaeological park, the integrity of the location is guaranteed. The elegant Mediterranean-style design, seamlessly blending with the natural surroundings, centers around a large lagoon-style swimming pool, an ideal place for relaxation. Stone paving, terracotta roofs, water features, and courtyards enhance the development's distinctly Cypriot character.

Leisure facilities include a fully equipped private gym and sauna with changing rooms, allowing residents to easily maintain their fit...



### Property Info

Covered Area	<b>164</b>
Covered Veranda	<b>54</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Furnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>9878</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2015</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Kato Paphos  
Coordinates: **34.765437 / 32.410094**

Region: **Paphos**

**Price: €980 000 + VAT**

VAT for this property is **€60,712** or **€186,200**. 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>~€35 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 976.00/m<sup>2</sup></b>		

**Representative: Cyprus Sotheby's International Realty**

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**Price change history**

€980 000 on Oct 8, 2025

