

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

Indulge in Mediterranean resort living with this must-see villa, just a 3-minute stroll from the quiet zone beach and one of the most luxurious seaside resorts in Cyprus with all its 5\* amenities. The owners have access to the resort's numerous facilities and services of a five-star hotel, from in-house chefs to babysitters, from chauffeurs to personal concierges. Amenities also include top-of-the range spa, gym, restaurants, kids playground, football and basketball pitch, 24/7 security, horse riding, bicycle rental, private transfer, security, on-call doctor, and house cleaning. This desirable five-bedroom villa which is set on two levels, features a spacious living room, an equa...



### Property Info

Covered Area	<b>280</b>
Covered Veranda	<b>30</b>
Furnishing	<b>Furnished</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>830</b>
Pool	<b>Yes</b>

### Additional info

Reference Number	<b>10171</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2023</b>
Bathrooms	<b>5+</b>

### Amenities

### Location

**Location:** Pegeia      Region: **Paphos**  
 Coordinates: **34.890417 / 32.328028**

## Price: €3 299 990 + VAT

VAT for this property is **€379,499** or **€626,998**. 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>~€128 599.60</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€11 786.00/m²</b>		

## Representative: Cyprus Sotheby's International Realty

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

## Price change history

€3 299 990 on Oct 8, 2025











