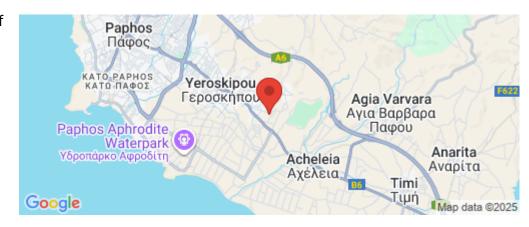


4 Bedroom House for Sale in Koloni, Paphos District

Set amidst the serene landscapes of Koloni, just minutes from the heart of Paphos, this exceptional residential development offers a new vision of luxury surrounded by nature. A gated community of villas, townhouses, and apartments, the project is thoughtfully designed to blend contemporary living with timeless elegance and panoramic views of the sea and mountains.

Each residence is a celebration of light, space, and refined design. Expansive windows flood the interiors with sunshine, while high ceilings, premium materials, and elegant finishes create a warm yet sophisticated ambiance. Private gardens, rooftop terraces, and infinity pools enhance the outdoor living experience, offer...



| Property Info | | Plot / Area Info | | Additional info | |
|-------------------|-------------------------|-------------------|------------|-------------------------|-----------------------------|
| Covered Area | 238 | | | | |
| Covered Veranda | 42 | | | Deference Number | 12240 |
| Uncovered Veranda | 57 | | | Reference Number | 12240 |
| Furnishing | Unfurnished | Plot area Pool | 616 Yes | Property type Condition | House Under Construction |
| Energy Efficiency | A | | | | |
| Heating | Underfloor Heating, Yes | | | Bathrooms | 3 |

Amenities Location

Location: Koloni Region: **Paphos**

Coordinates: **34.75278** / **32.46995**

All rooms, Yes

Air Conditioning



Price: €1 300 000 + VAT

VAT for this property is €132,294 or €247,000. 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

Price per SQM €5 462.00/m²

Common expenses None

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

€1 300 000 on Oct 8, 2025





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