

## 4 Bedroom House for Sale in Geroskipou, Paphos District

Set on a quiet hillside in the Geroskipou area of Paphos, this elegant villa offers a rare combination of refined architecture, natural surroundings, and everyday convenience. Just a short drive from the city center, the coastline, and renowned golf resorts, it provides excellent connectivity while maintaining a true sense of privacy and calm. ✖

The villa is positioned to capture sweeping sea views and the beauty of the surrounding hills. Its spacious open-plan layout creates a bright and welcoming interior, while floor-to-ceiling windows frame the scenery and connect the living areas to large terraces and outdoor spaces. Thoughtful design ensures a seamless flow between indoors...

### Property Info

Covered Area	<b>205</b>
Covered Veranda	<b>37</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>422</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>13662</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>3</b>

### Amenities

- Parking

### Location

**Location:** Geroskipou                      Region: **Paphos**  
 Coordinates: **34.766371 / 32.460944**

## Price: €850 000 + VAT

VAT for this property is **€74,427** or **€161,500**. 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	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 146.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€820 000 on Oct 9, 2025  
 €850 000 on Nov 11, 2025



