


## 2 Bedroom Apartment for Sale in Kissonerga, Paphos District

Located in the peaceful coastal area of Kissonerga, this rare two-bedroom duplex apartment offers a perfect blend of coastal living and modern comfort. Just a short walk from the sea and the charming sandy cove of the renowned Queens Bay Hotel, it offers the perfect setting for a relaxed Mediterranean lifestyle. Situated on the second line from the sea, it ensures both privacy and easy access to the beach. Shops, cafes, and restaurants are within walking distance, while both Pafos centre and the famous Coral Bay beaches are only a few minutes' drive away. The duplex is in excellent condition, fully furnished, and equipped with quality appliances—ready for immediate use. Its stan... 

### Property Info

|                        |                                |
|------------------------|--------------------------------|
| Covered Area           | <b>173</b>                     |
| Covered Veranda        | <b>48</b>                      |
| Floor Number           | <b>2</b>                       |
| Total Number of Floors | <b>3</b>                       |
| Furnishing             | <b>Furnished</b>               |
| Heating                | <b>Autonomous Heating, Yes</b> |
| Air Conditioning       | <b>All rooms, Yes</b>          |

### Plot / Area Info

|         |                       |
|---------|-----------------------|
| Pool    | <b>Yes</b>            |
| Parking | <b>Uncovered, Yes</b> |

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>14438</b>     |
| Property type     | <b>Apartment</b> |
| Condition         | <b>Pre-Owned</b> |
| Construction Year | <b>2018</b>      |
| Bathrooms         | <b>2</b>         |

### Amenities

- Parking

### Location

**Location:** Kissonerga                      Region: **Paphos**  
**Coordinates:** **34.828231 / 32.390394**

## Price: €650 000 + VAT

VAT for this property is **€44,598** or **€123,500**. 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>~€22 600.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 757.00/m<sup>2</sup></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

€650 000 on Oct 9, 2025











