

## 5 Bedroom House for Sale in Paphos District

For sale: Off-plan detached villa offering 306 m<sup>2</sup> of modern living space in the serene area of Saint George Peyia. This property features five spacious bedrooms, each with its own bathroom, making it perfect for comfortable family living or hosting guests. Designed for contemporary lifestyles, the villa boasts central air conditioning, underfloor heating, and a private swimming pool for year-round comfort.



Set on a large plot within a secure gated complex, residents enjoy access to a fully equipped gym and landscaped communal areas. The villa is thoughtfully designed with high energy efficiency (rated A) to save on energy costs and reduce environmental impact. For those seeking a ...

### Property Info

|                  |                                |
|------------------|--------------------------------|
| Covered Area     | <b>306</b>                     |
| Heating          | <b>Underfloor Heating, Yes</b> |
| Air Conditioning | <b>All rooms, Yes</b>          |

### Plot / Area Info

|           |                     |
|-----------|---------------------|
| Plot area | <b>920</b>          |
| Pool      | <b>Yes</b>          |
| Parking   | <b>Covered, Yes</b> |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>20850</b>     |
| Property type    | <b>House</b>     |
| Condition        | <b>Brand New</b> |
| View             | <b>Sea view</b>  |

### Amenities

- Gym

### Location

Region: **Paphos**  
Coordinates: **34.894184616478 / 32.324566031796**

## Price: €4 300 000 + VAT

VAT for this property is **€521,902** or **€817,000**. 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 | <b>Excluded</b> | Title transfer fee | <b>None</b>                     | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€14 052.00/m<sup>2</sup></b> |                 |             |

## Representative: Purple International Real Estate

|                     |              |            |                                    |
|---------------------|--------------|------------|------------------------------------|
| Registration number | <b>1052</b>  | Email      | <b>info@purpleinternational.eu</b> |
| License number      | <b>512/E</b> | Legal name | <b>A.A. Purple Real Estate Ltd</b> |
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## Price change history

€4 300 000 on Oct 25, 2025

















