

## 4 Bedroom House for Sale in Aphrodite Hills, Paphos District

Reference ID: #20300 Price details: €2,198,000 +VAT The properties feature high quality Italian-style kitchens, granite worktops and integrated, stainless steel-finish appliances, along with Crema Royal Marble shower rooms and marble or parquet flooring throughout. Concealed dual air conditioning and provision for under floor heating. The Villas also feature a versatile lower ground with utility and storage rooms, a shower room and a further room which could be used as an additional bedroom, playroom or den. GROUND FLOOR Making an entrance through double doors, one enters a spacious hall offering a convenient guest cloak room with a sweeping staircase leading to the first floor. Beyond this...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>318</b>			Reference Number	<b>20300</b>
Covered Veranda	<b>35</b>			Property type	<b>House</b>
Total Number of Floors	<b>2</b>	Plot area	<b>767</b>	Condition	<b>Pre-Owned</b>
Furnishing	<b>Unfurnished</b>	Pool	<b>Yes</b>	Construction Year	<b>2023</b>
Energy Efficiency	<b>N/A</b>	Parking	<b>No</b>	Bathrooms	<b>5+</b>
Heating	<b>Underfloor Heating, Yes</b>			View	<b>Sea view</b>
Air Conditioning	<b>All rooms, Yes</b>				

Amenities	Location	Region
• Garden	<b>Location:</b> Aphrodite Hills	<b>Region:</b> <b>Paphos</b>

Coordinates: **34.686613193676 / 32.606235313922**

## Price: €2 198 000 + VAT

VAT for this property is **€272,469** or **€417,620**. 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 Price per SQM	<b>~€84 520.00</b> <b>€6 912.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Smart Assets

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License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

€2 198 000 on Oct 19, 2023





