

### 3 Bedroom House for Sale in Paphos District

Just steps from the world-famous Coral Bay Beach, this exceptional 150 m<sup>2</sup> villa offers a combination of stunning sea views, immediate beach access, and a highly sought-after location. With three spacious bedrooms and three bathrooms, the property provides ample comfort for both holiday living and year-round residence.

Situated only 2.5 km from the upcoming Paphos Marina, the villa enjoys a privileged position that blends privacy with convenience. Large windows and outdoor spaces make the most of the panoramic sea views, creating an atmosphere of relaxation and coastal charm. Whether you are looking for a serene holiday retreat, a permanent seaside home, or a high-potential rental i...

#### Property Info

Covered Area **150**  
 Energy Efficiency **B**

#### Plot / Area Info

Plot area **550**

#### Additional info

Reference Number **240743**  
 Property type **House**  
 Bathrooms **3**

#### Amenities

#### Location

Region: **Paphos**

## Price: €800 000 + VAT

VAT for this property is **€40,000** or **€152,000**. 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>~€28 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 333.00/m<sup>2</sup></b>		

## Representative: MySpace

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## Price change history

€800 000 on Nov 20, 2025

