

### 3 Bedroom House for Sale in Mesogi, Paphos District

3-Bedroom Villa – Modern Family Comfort  
Each villa offers a thoughtfully designed three-bedroom layout:  
Master Suite: A spacious bedroom with en-suite bathroom, walk-in wardrobes, and access to outdoor views, offering privacy and comfort.  
Two Additional Bedrooms: Bright, airy, and versatile—perfect for children, guests, or a home office.  
Three Bathrooms: Designed with contemporary European fittings for style and practicality.  
Living Spaces: Open-plan kitchen, dining, and living area with direct access to the veranda, creating a seamless flow between indoor and outdoor living.  
Location Benefits  
500m from the International School of Pafos  
...

| Property Info     |     | Plot / Area Info                |              | Additional info   |        |
|-------------------|-----|---------------------------------|--------------|-------------------|--------|
| Covered Area      | 180 | Plot area                       | 370          | Reference Number  | 239362 |
| Energy Efficiency | A   | Parking                         | Covered, Yes | Property type     | House  |
|                   |     |                                 |              | Construction Year | 2026   |
|                   |     |                                 |              | Bathrooms         | 2      |
| Amenities         |     | Location                        |              |                   |        |
| • Parking         |     | Location: Mesogi Region: Paphos |              |                   |        |

## Price: €480 000 + VAT

VAT for this property is **€35,200** or **€91,200**. 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>~€15 800.00</b>  | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 667.00/m²</b> |                 |             |

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€480 000 on Nov 25, 2025















House Type 1



House Type 2

