

### 3 Bedroom Apartment for Sale in Koloni, Paphos District

This project – a home for families who want to live close to nature and to everything important. It is located in Geroskipou, a calm town with a friendly local charm, close to Paphos and offering all the shops and services needed for everyday living.



Two apartment buildings and sixteen villas form one thoughtful community surrounded by trees and open space. It’s a neighbourhood made for families – safe and close to both the city and the sea.

Apartments are designed with comfort and simplicity in mind. Open layouts, large verandas and natural light create an easy flow through the day. Ground-floor homes have private gardens where children can play, while...

#### Property Info

Covered Area	<b>152</b>
Covered Veranda	<b>44</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>3</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Pool	<b>Common, Yes</b>
Parking	<b>Covered, Yes</b>

#### Additional info

Reference Number	<b>10919</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>
View	<b>Sea view</b>

#### Amenities

- Parking

#### Location

**Location:** Koloni  
**Coordinates:** **34.7526761 / 32.47222811**

Region: **Paphos**

## Price: €559 075 + VAT

VAT for this property is **€28,984** or **€106,224**. 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>~€18 963.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 678.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
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## Price change history

€559 075 on Dec 19, 2025







**APARTMENTS**  
**2ND FLOOR**

**Typical layout**  
**Block A and B**