

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

This luxurious three-bedroom villa is part of an exclusive development of just three residences, designed to reflect quiet elegance and harmony with the surrounding natural landscape. The architecture features natural stone cladding and planted roofs, seamlessly blending the villa into its picturesque setting.



The villa offers a private infinity pool and spacious patios, ideal for relaxation and entertaining. Inside, high-end finishes and carefully selected details define a refined modern living experience.

Floor-to-ceiling windows and multiple sliding doors create a seamless connection between indoor and outdoor spaces, filling the home with natural light. The open-plan lay...

#### Property Info

Covered Area	<b>222</b>
Covered Veranda	<b>30</b>
Total Number of Floors	<b>1</b>
Heating	<b>Underfloor Heating, Yes</b>

#### Plot / Area Info

Plot area	<b>1166</b>
Pool	<b>Yes</b>
Parking	<b>Uncovered, Yes</b>

#### Additional info

Reference Number	<b>11118</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>3</b>
View	<b>Sea view</b>

#### Amenities

- Parking

#### Location

**Location:** Pegeia  
 Coordinates: **34.88138961 / 32.34611034**

Region: **Paphos**

## Price: €1 290 000 + VAT

VAT for this property is **€123,073** or **€245,100**. 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>€5 811.00/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>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€1 290 000 on Dec 31, 2025

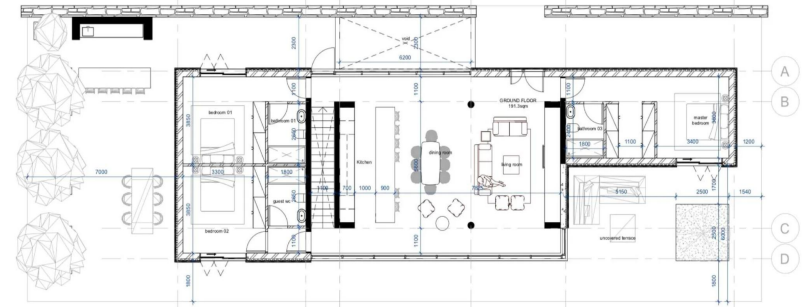






## FLOOR PLANS

GROUND FLOOR



GROUND FLOOR  
SCALE 1/100

A grid of dots representing the floor plan scale. The grid consists of 10 columns and 5 rows of dots, with a small square symbol to the left of the first row.

TYPE A