


## 2 Bedroom House for Sale in Paphos - Universal

Discover this charming two-storey semi-detached house with separated title deed , situated in a sought-after residential area of Paphos Municipality. Part of a well-maintained residential complex, the property offers comfortable modern living combined with convenient access to the city centre, the coastline, and everyday amenities. 

### Interior

The ground floor features an open-plan living and dining area seamlessly connected to a modern kitchen, creating a bright and welcoming living space. A guest W/C is also located on this level. Upstairs, the house offers two comfortable bedrooms, each benefiting from its own private en-suite bathroom. Total internal covered are...

### Property Info

Covered Area **97**  
 Furnishing **Unfurnished**

### Plot / Area Info

Plot area **1398**

### Additional info

Reference Number **32491**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **2**

### Amenities

#### Location

**Location:** Paphos - Universal

Coordinates: **34.76591857665 / 32.428453220468**

Region: **Paphos**

## Price: €275 000 + VAT

VAT for this property is **€13,750** or **€52,250**. 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>~€7 600.00</b>              | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 835.00/m<sup>2</sup></b> |                 |             |

## Representative: FOX

|                                                        |              |            |                                            |
|--------------------------------------------------------|--------------|------------|--------------------------------------------|
| Registration number                                    | <b>488</b>   | Email      | <b>info@foxrealty.com.cy</b>               |
| License number                                         | <b>344/E</b> | Legal name | <b>FOX Smart Estate Agency Network Ltd</b> |
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## Price change history

€275 000 on Jan 16, 2026

