


## 4 Bedroom House for Sale in Kouklia, Paphos District

Set within a prestigious golf resort in Paphos, this exceptional 4-bedroom villa offers a rare blend of refined architecture, generous space, and breathtaking Mediterranean views. 

Positioned on an expansive 1,270 m<sup>2</sup> plot, the residence is thoughtfully designed across three levels, delivering both functionality and elegance.

The ground floor features bright, open-plan living and dining areas, complemented by large openings that frame the surrounding landscape and lead directly onto spacious covered verandas. The first floor hosts well-appointed bedrooms, each designed to maximize privacy and views, while the basement level offers exceptional functionality and utility spaces,...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**555**

Plot area

**1270**

Reference Number

**33565**

Property type

**House**

Condition

**Brand New**

Bathrooms

**4**

### Amenities

### Location

**Location:** Kouklia

Region: **Paphos**

Coordinates: **34.701628874269 / 32.613335464747**

## Price: €2 100 000 + VAT

VAT for this property is **€319,541** or **€399,000**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 784.00/m<sup>2</sup></b>		

## Representative: FOX

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## Price change history

€2 100 000 on Apr 26, 2026





