



#13664

# Luxurious 3-Bedroom Villa With Pool in Old Town Paphos (13664)

 Town Center, Paphos

**€545,000** +VAT













# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 3		 2		 158 m <sup>2</sup>	
Type	Detached Villa				
Toilets	3				
Plot	321 m <sup>2</sup>				
Status	Off plan				
Year of construction	2027				
Furnished	Unfurnished				
Structure	Concrete				
Facade	Concrete				
Energy efficiency rating	 A				

## Description

Luxurious 3-Bedroom Villa With Pool in Old Town Paphos (13664)

A unique opportunity to own a modern, detached villa located in a vibrant and central area. Currently under development with delivery expected in March 2027, this off-plan property offers the perfect blend of style, space, and location – ideal for families, professionals, or investors seeking high-quality living in the heart of it all.

Property Specifications:  
Covered Internal Area: 158 m<sup>2</sup>

Covered Veranda: 24 m<sup>2</sup>

Uncovered Area: 54 m<sup>2</sup>

Plot Size: 321 m<sup>2</sup>

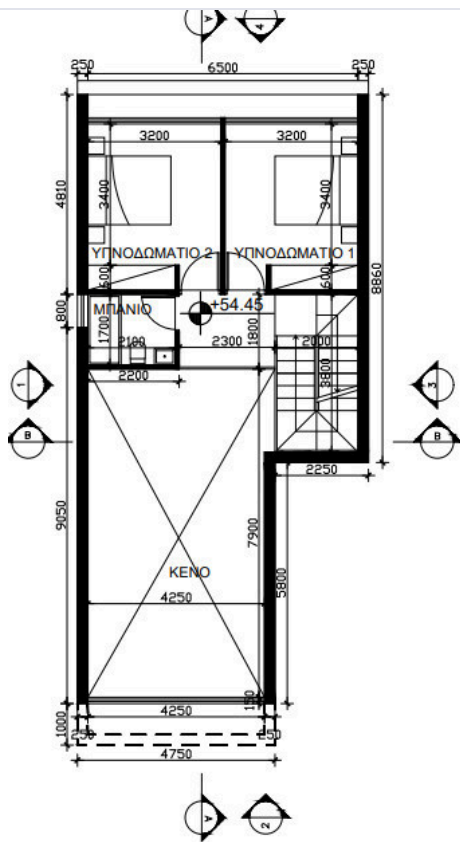
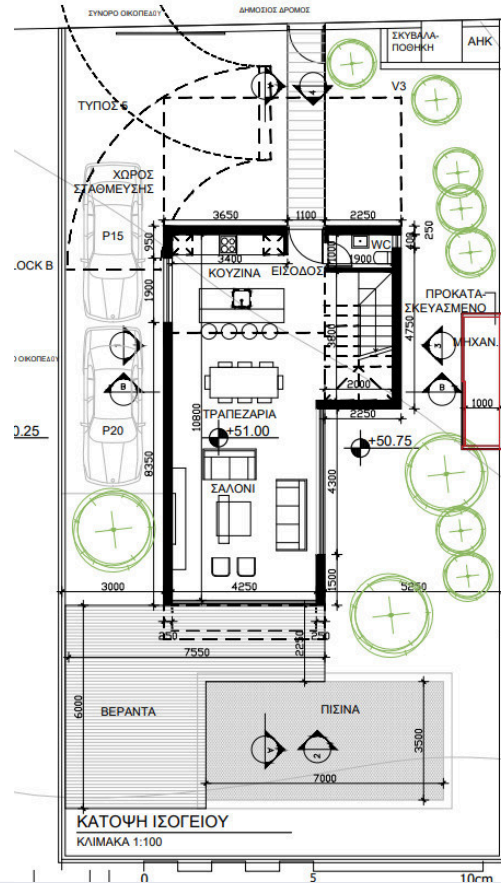
Delivery Date: March 2027

Energy Efficiency: Class A

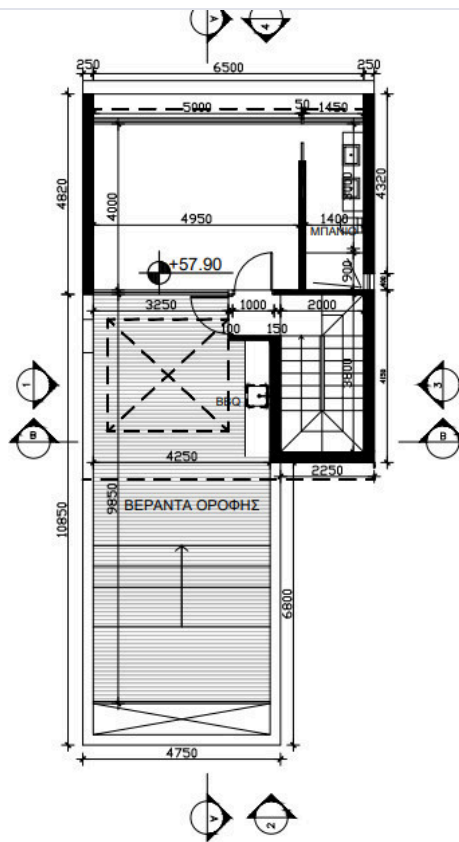
Key Features:  
Spacious Layout: 3 large bedrooms and 2 elegantly finished bathrooms



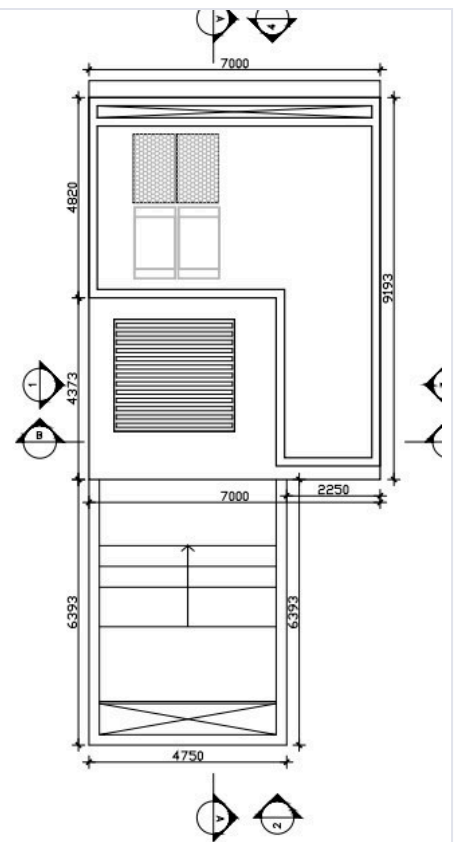
# Floor plans



ΚΑΤΟΨΗ ΠΡΩΤΟΥ ΟΡΟΦΟΥ



ΚΑΤΟΨΗ ΒΕΡΑΝΤΑΣ ΟΡΟΦΗΣ



ΚΑΤΟΨΗ ΟΡΟΦΗΣ



# Additional information

## Facilities

Aircondition, Provision

Heating, Provision

Pool, Private

Solar water heater

Elevator

Landscaped garden

Solar photovoltaic panels

Storage

Gated complex

Parking, Uncovered

Solar photovoltaic panels (provision)

## Features

Barbeque

Combined kitchen and dining area

Easy access to main roads

Entrance gate, automated

Granite countertops

Luxury specifications

Quiet area

Thermal insulation

Bright

Double glazing

En suite shower

Garden

Guest WC

Modern design

Shower

Veranda

Ceramic tiles

Easy access to highway

Entrance gate

Garden, large

Investment opportunity

Open plan

Spacious rooms

Veranda, large

## Distances

Amenities

 800 m

Airport

 13 km

Sea

 2.5 km

Public transport

 800 m


Schools

 2 km

## Contact us



**George Sergiou**

 (+357) 94055813

 [info@lextrusrealestate.com](mailto:info@lextrusrealestate.com)

