



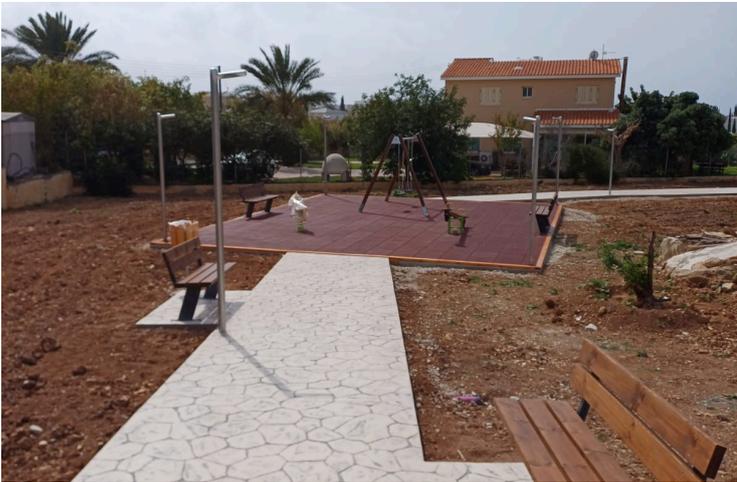
#17608

# Modern Three Bedroom Villa in Peaceful Empa with Sea View

📍 Empa, Paphos

€435,000 +VAT





# Overview

## Specifications

Bedrooms

 3

Bathrooms

 2

Covered

 137.5 m<sup>2</sup>

Type	<b>Detached Villa</b>
Showers	<b>2</b>
Toilets	<b>3</b>
Plot	<b>360 m<sup>2</sup></b>
Uncovered veranda	<b>18.5 m<sup>2</sup></b>
Roof garden	<b>88 m<sup>2</sup></b>

Status	<b>Under construction</b>
Year of construction	<b>2026</b>
Furnished	<b>Unfurnished</b>
Structure	<b>Concrete</b>
Facade	<b>Concrete</b>

## Description

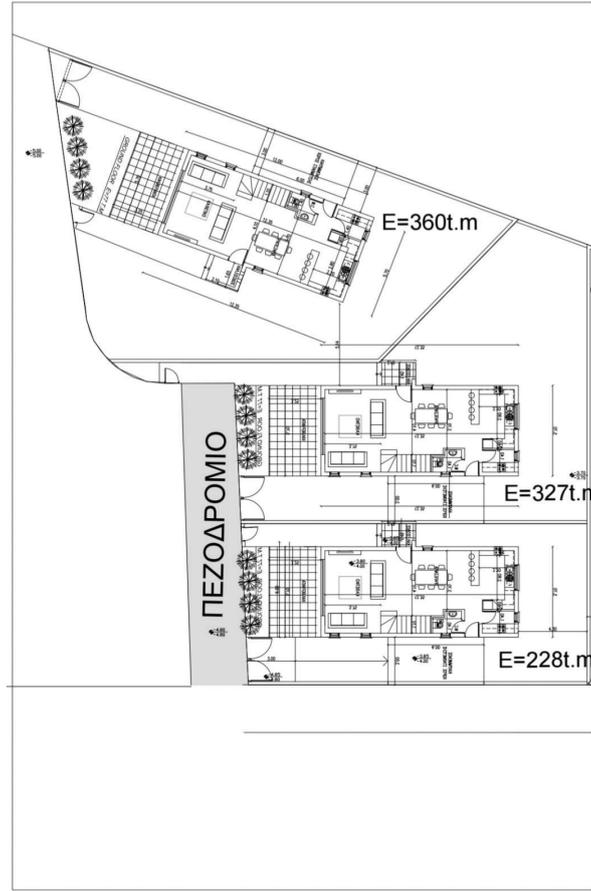
For sale is a modern detached villa, currently under construction, in the sought-after area of Empa. This contemporary property offers a total internal space of 137.5 square meters, carefully designed to provide both comfort and style. With three spacious bedrooms and two well-appointed bathrooms, it is ideal for families or those looking for extra living space.

Empa is a quiet and scenic community, known for its peaceful setting and beautiful sea views. The area is well connected, allowing for easy access to shopping, dining, and local amenities, making day-to-day living convenient and enjoyable. The villa is positioned to maximize natural light and offers a stunning view of the sea from the comfort of your own home. A Large roof-top garden can be added.

Built in 2026, this villa features a sleek, modern design and is offered unfurnished, allowing you to personalize the interior to your taste. Its prime location combines the tranquility of a residential area with the convenience of being close to essential services. For more information or to schedule a viewing of this outstanding property, please contact Lextrus Real Estate.



# Floor plans



# Additional information

## Facilities

Aircondition, Provision

Heating, Provision

Parking, Garage

Solar photovoltaic panels  
(provision)

Solar water heater

Storage

## Features

Alarm system (provision)

Balcony

Balcony, front

Breakfast bar

CCTV (provision)

Ceramic tiles

Cul de sac

Elevated

En suite shower

Fitted wardrobes

Garden

Guest WC

Internal stairs

Laundry room

Marble stairs

Near amenities

Near bus route

Next to green area

Pressurized water system

Quiet area

Sea view

Shower

Veranda, front

## Distances

Amenities

 1 km

Airport

 19 km

Sea

 3 km

Public transport

 600 m

Schools

 1 km

## Contact us



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