

## 4 Bedroom House for Sale in Engomi, Nicosia District

This elegant Villa is now available for sale in Engomi . in one of the most reputable neighborhood of Nicosia near Hilton Hotel. The Villa consists four bedroom on the first floor plus maids room in the basement . Main features spacious living room area separate kitchen elevator central heating Air condition units in all rooms basement with maids room with shower 3 parking areas security alarm system. The property has title deed for immediate transfer. Αυτή η κομψή έπαυλη είναι τώρα διαθέσιμη προς πώληση στην Έγκωμη. σε μια από τις πιο αριστοκρατικές γειτονιές της Λευκωσίας κοντά σ...

### Property Info

Covered Area **550**  
Energy Efficiency **C**

### Plot / Area Info

Plot area **600**

### Additional info

Reference Number **VL27858**  
Property type **House**  
Condition **Brand New**  
Bathrooms **4**

### Amenities

### Location

**Location:** Engomi Region: **Nicosia**

## Price: €1 150 000 + VAT

VAT for this property is **€174,591** or **€218,500**. 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>€2 091.00/m<sup>2</sup></b> |                 |             |

## Representative: Nicolaou Estates

|                     |              |            |                                      |
|---------------------|--------------|------------|--------------------------------------|
| Registration number | <b>693</b>   | Email      | <b>pnicolaou@nicolaouestates.com</b> |
| License number      | <b>365/E</b> | Legal name | <b>Nicolaou Estates LTD</b>          |
| Phone:              |              |            |                                      |

## Price change history

€1 150 000 on Oct 30, 2023





