

## 809m<sup>2</sup> Plot for Sale in Nicosia District

Two Houses for sale situated in one of the most upmarket areas of nicosia in acropolis near the Big park and the headquarters of CYTA. The houses is benefited of being right next to a government land and with easy access to and from the highway. The house on the ground floor has 3 bedrooms and been constructed in 1966 and is in a fair condition with the following characteristics Internal area 173m<sup>2</sup> Verandas 27m<sup>2</sup> covered and 20m<sup>2</sup> uncovered The upper house has four bedrooms has been constructed in 1996 and is in a very good condition with the following characteristics Internal area 215m<sup>2</sup> Veranda 14m<sup>2</sup> There is NO Vat involved. Title deed available by request. Δύο κατοικίες προ...

### Property Info

Covered Area	<b>388</b>
Total Number of Floors	<b>2</b>
Energy Efficiency	<b>C</b>

### Plot / Area Info

Plot area **809**

### Additional info

Reference Number	<b>VL27238</b>
Property type	<b>Land and Plots</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

### Amenities

- Balcony

### Location

Region: **Nicosia**

## Price: €720 000 + VAT

VAT for this property is **€97,831** or **€136,800**. 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>€890.00/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

€720 000 on Oct 30, 2023



