

## 3 Bedroom House for Sale in Nicosia District

Detached houses for sale in Lapatsa area of Deftera. Each property consists of two floors. The ground floor has a living room with dining area open plan kitchen and guest wc. The first floor has three bedrooms and two bathrooms one in the master bedroom . SPECIFICATIONS Photovoltaic system Parking for two cars HOUSE No.1 Plot area 280.5 sq.m. Ground floor area 85.1 sq.m. Floor area 75.3 sq.m. Covered ground floor terraces 22.4 sq.m. Covered terraces of 20.8 sq.m. Warehouse area 4.6 sq.m. Covered parking 20.8 sq.m. Yard 95 sq.m. HOUSE No.2 Plot area 269.5 sq.m. Ground floor area 85.1 sq.m. Floor area 75.3 sq.m. Covered ground floor terraces 17.1 sq.m. Covered terraces of 4.7 sq.m. Warehous...

### Property Info

Covered Area	<b>165</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Plot area	<b>280</b>
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### Additional info

Reference Number	<b>VL19357</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>2</b>

### Amenities

- Balcony

### Location

Region: **Nicosia**

## Price: €275 000 + VAT

VAT for this property is **€17,250** or **€52,250**. 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>€1 667.00/m²</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>
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## Price change history

€275 000 on Nov 4, 2023



