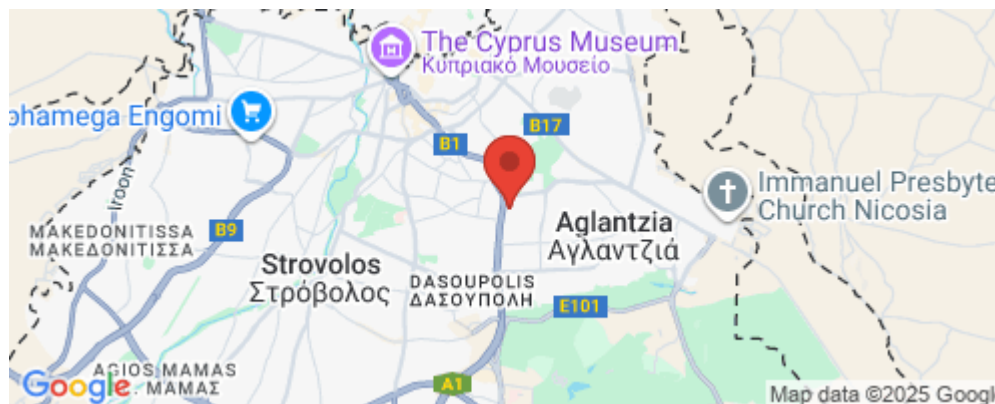


## 2 Bedroom Apartment for Sale in Aglantzia, Nicosia District

A new complex in one of the prestigious areas of Nicosia, Aglantia Platy. The complex consists of two blocks. Video intercom for controlling the entrance door. Solar panels with electric water heater cylinder. Photovoltaic panels for electricity consumption in public areas. Automatic gates for the entrance to the parking lot. Full provision of security alarm systems, control and automation (smart home) of various systems, video surveillance and charging of electric vehicles. Delivery October 2024.



### Property Info

Covered Area **115**  
 Covered Veranda **25**  
 Floor Number **1**  
 Energy Efficiency **A**

### Plot / Area Info

### Additional info

Reference Number **1608**  
 Property type **Apartment**  
 Condition **Under Construction**  
 Construction Year **2025**  
 Bathrooms **2**

### Amenities

- Elevator

### Location

**Location:** Aglantzia Region: **Nicosia**  
 Coordinates: **35.1533545 / 33.3761832**

## Price: €325 000 + VAT

VAT for this property is **€16,250** or **€61,750**. 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>€2 826.00/m²</b> |                 |             |

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€325 000 on Dec 14, 2023

