

## 1128m<sup>2</sup> Building for Sale in Nicosia - Lykavitos

Reference ID: #SA33064 Price details: €750,000 The property is a 59% share of two incomplete residential buildings in Agioi Konstantinou kai Elenis quarter, Nicosia Municipality. It is located 700m from Landmark Hotel and 300m from Kallipoleos Avenue. The property is built within a land area of 841sqm and comprises two incomplete block of apartments with a total of 9 units, across two blocks Iris (East) and Rose (West). The property corresponds to the 1st, 2nd, 4th, 5th & 6th floors on Iris building and the 2nd floor on Rose building. It offers excellent proximity to amenities and Nicosia center.



### Property Info

Covered Area **1128**  
Energy Efficiency **N/A**

### Plot / Area Info

Plot area **841**

### Additional info

Reference Number **SA33064**  
Property type **Building**  
Condition **Pre-Owned**

### Amenities

### Location

**Location:** Nicosia - Lykavitos  
Coordinates: **35.16538929482 / 33.3749675463**  
Region: **Nicosia**

## Price: €750 000 + VAT

VAT for this property is **€128,537** or **€142,500**. 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>~€26 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€665.00/m²</b>		

## Representative: Smart Assets

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## Price change history

€1 250 000 on Dec 23, 2023  
 €750 000 on Nov 5, 2024

