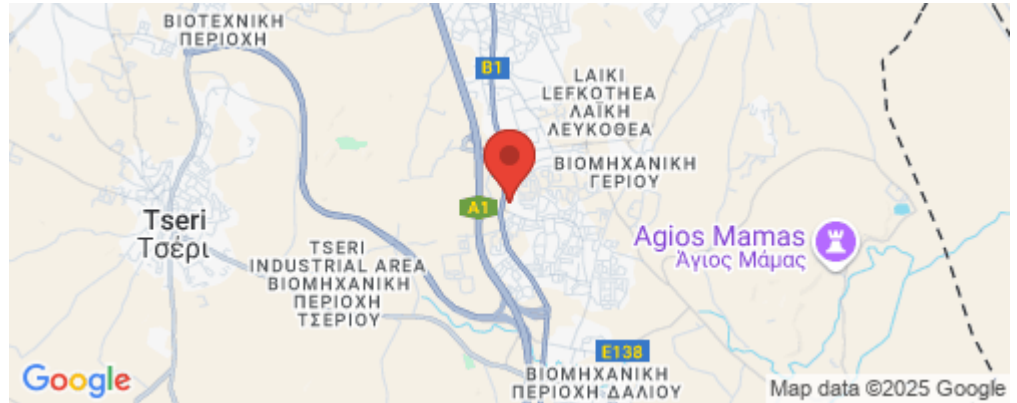


## 3 Bedroom House for Sale in Nicosia District

- ✓Internal Area 165m<sup>2</sup>
- ✓Covered Area 48m<sup>2</sup>
- ✓Plot 294.5m<sup>2</sup>
- ✓3 bedrooms
- ✓3W/C
- ✓Energy Efficiency "A"



### Property Info

Covered Area **165**

### Plot / Area Info

Plot area **295**

### Additional info

Reference Number **1801**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **3**

### Amenities

- Elevator

### Location

Region: **Nicosia**  
 Coordinates: **35.0749649 / 33.3824408**

## Price: €295 000 + VAT

VAT for this property is **€18,505** or **€56,050**. 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>~€8 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 788.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€280 000 on Jan 18, 2024

€295 000 on Mar 6, 2025

