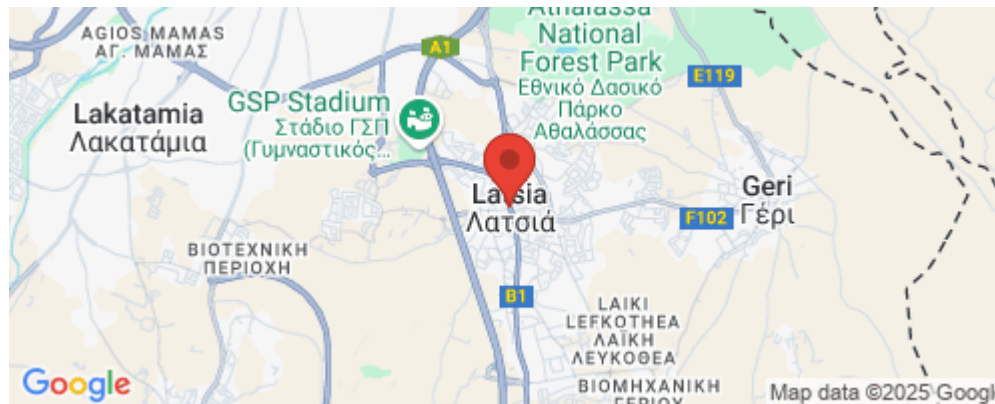


### 3 Bedroom Apartment for Sale in Latsia, Nicosia District

- ✓3 Bedroom
- ✓2 WC
- ✓Internal Area 99.43m<sup>2</sup>
- ✓Covered Verandas 23.09m<sup>2</sup>
- ✓Yard Area 67.63m<sup>2</sup>
- ✓Covered Parking
- ✓Energy Efficiency "A"
- ✓Next to Green Area



#### Property Info

Covered Area **99**  
 Heating **Underfloor Heating, Yes**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **1842**  
 Property type **Apartment**  
 Condition **Pre-Owned**  
 Bathrooms **2**

#### Amenities

- Garden

#### Location

**Location:** Latsia Region: **Nicosia**  
 Coordinates: **35.1063639 / 33.3782668**

## Price: €248 000 + VAT

VAT for this property is **€12,400** or **€47,120**. 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>~€6 520.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 505.00/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

€248 000 on Jan 18, 2024  
 €245 000 on Mar 8, 2024  
 €248 000 on Apr 12, 2024

