

## 4 Bedroom House for Sale in Nicosia District

- ✓4 Bed
- ✓5 W/C's
- ✓Internal Area 432m2
- ✓Covered Verandas
- ✓Plot Area 707m2
- ✓Landscaped Garden
- ✓2 Covered + 2 Uncovered Garages
- ✓Private Swimming Pool
- ✓Fireplace
- ✓Alarm
- ✓Attic/Loft
- ✓Storage Room
- ✓Fully Furnished/Fully Equipped
- ✓Opening Aluminum Pergola, Barbecue Area



### Property Info

Covered Area **432**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **707**  
Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **3344**  
Property type **House**  
Condition **Pre-Owned**  
Bathrooms **5+**

### Amenities

- Garden

### Location

Region: **Nicosia**  
Coordinates: **35.174632708319 / 33.384093044453**

## Price: €590 000 + VAT

VAT for this property is **€83,419** or **€112,100**. 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>~€20 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 366.00/m²</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>
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## Price change history

€690 000 on Jan 19, 2024  
 €590 000 on Jan 30, 2025







