

## 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		Plot / Area Info		Additional info	
Covered Area	<b>432</b>	Plot area	<b>707</b>	Reference Number	<b>3344</b>
Air Conditioning	<b>All rooms, Yes</b>	Pool	<b>Yes</b>	Property type	<b>House</b>
		Parking	<b>Covered, Yes</b>	Condition	<b>Pre-Owned</b>
				Bathrooms	<b>5+</b>

Amenities	Location
• Garden	Region: <b>Nicosia</b> Coordinates: <b>35.174632708319 / 33.384093044453</b>

## 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 Price per SQM	<b>~€20 200.00</b> <b>€1 366.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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

€690 000 on Jan 19, 2024

€590 000 on Jan 30, 2025







