

## 3 Bedroom Apartment for Sale in Nicosia - City Center

Reference ID: #SA33448 Price details: €3,200,000 +VAT Project offers the opportunity to own an exclusive residence in the most unique and spectacular location in Nicosia. The elegant tower features a luxurious design and 5-star hotel services, creating an environment for top-notch living and relaxation. The beautiful tower has become an icon of Nicosian architecture. Covered area: 277 sq.m. Covered veranda: 35 sq.m. PLUS V.A.T X

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>312</b>			Reference Number	<b>SA33448</b>
Covered Veranda	<b>36</b>			Property type	<b>Apartment</b>
Floor Number	<b>36</b>	Pool	<b>Yes</b>	Condition	<b>Brand New</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Covered, Yes</b>	Construction Year	<b>2024</b>
Energy Efficiency	<b>N/A</b>			Bathrooms	<b>3</b>
Air Conditioning	<b>All rooms, Yes</b>				
Amenities		Location			
• Storage room		<b>Location:</b> Nicosia - City Center		Region: <b>Nicosia</b>	
Coordinates: <b>35.167544432519 / 33.357049292907</b>					

## Price: €3 200 000 + VAT

VAT for this property is **€392,615** or **€608,000**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€10 256.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35777000111</b>			

## Price change history

€2 475 000 on Feb 8, 2024

€3 200 000 on Jan 11, 2025



