

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

Reference ID: #SA33447 Price details: €800,000 +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. Available for sale nine 3-bedroom apartments. Covered area: 137-147 sq.m. Covered veranda: 33-36 sq.m. Prices: €800,000-€1,200,000 PLUS V.A.T X

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>170</b>			Reference Number	<b>SA33447</b>
Covered Veranda	<b>33</b>			Property type	<b>Apartment</b>
Floor Number	<b>6</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		<b>Region:</b> <b>Nicosia</b>	
Coordinates: <b>35.167546541397 / 33.357078201188</b>					

## Price: €800 000 + VAT

VAT for this property is **€53,176** or **€152,000**. 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 Price per SQM	<b>None</b> <b>€4 706.00/m<sup>2</sup></b>	Common expenses	<b>None</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

€800 000 on Feb 8, 2024



