

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

3-Bedroom Residence available for sale in a very good area in Latsia.

ID: 7242590

The residence has 160 sq.m. of covered spaces, which means that if buyers meet the criteria, they will incur only a 5% VAT. The residence is characterized by modern architectural design and comfortable functional interior spaces. It is constructed with excellent building materials and specifications, fully compliant with the latest seismic and energy efficiency regulations.

General features: The residence is comfortable and functional, including the following: • 265 sq.m. plot • 160 sq.m. interior spaces • 45 sq.m. external verandas • 20 sq.m. parking space

Ground floor: ?...

#### Property Info

Covered Area **160**  
Energy Efficiency **A**

#### Plot / Area Info

Parking **No**

#### Additional info

Reference Number **7242590**  
Property type **House**  
Condition **Brand New**  
Construction Year **1990 and older**  
Bathrooms **2**

#### Amenities

#### Location

**Location:** Latsia Region: **Nicosia**

## Price: €325 000 + VAT

VAT for this property is **€19,094** or **€61,750**. 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>€2 031.00/m<sup>2</sup></b>		

## Representative: Estia Properties

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## Price change history

€325 000 on Mar 1, 2024

