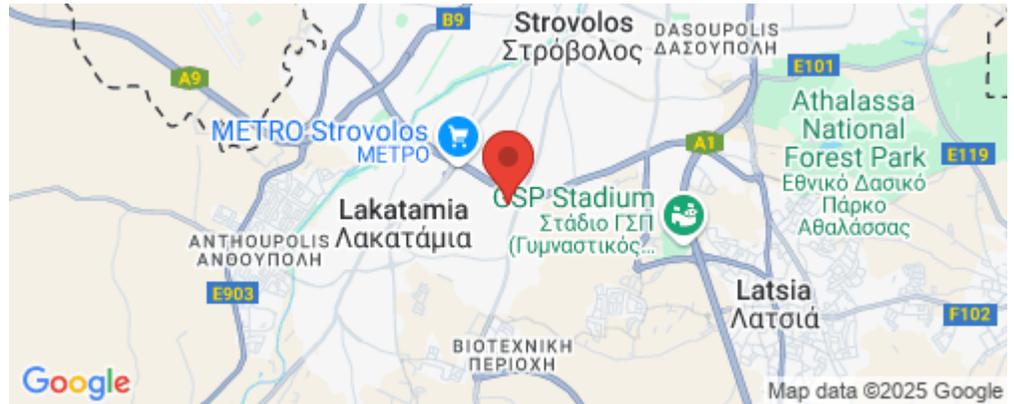


## 3 Bedroom House for Sale in Strovolos, Nicosia District

The property is a two-storey detached house in Agios Vasileios. The house is located 250m from the junction of Tseriou and Spyrou Kyprianou avenues as well as 600m from the high school of Agios Stylianos. The house has an internal area of 215sqm, covered verandas of 15sqm, and uncovered verandas of 70sqm. On the ground floor, it consists of a living room, dining/bar room, kitchen, laundry room, and guest toilet. The first floor consists of three bedrooms (one en-suite) and a bathroom. Externally, there are also two covered parking spaces and a private swimming pool.



The property has a total land area of 1,692sqm. Gordian's share (67%) corresponds to 1,128sqm. The...

### Property Info

Covered Area **215**  
Energy Efficiency **E**

### Plot / Area Info

### Additional info

Reference Number **8071**  
Property type **House**  
Condition **Pre-Owned**  
Construction Year **2001-2010**  
Bathrooms **3**

### Amenities

### Location

**Location:** Strovolos Region: **Nicosia**  
**Coordinates:** **35.120182 / 33.332537**

## Price: €600 000 + VAT

VAT for this property is **€55,395** or **€114,000**. 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>~€20 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 791.00/m<sup>2</sup></b>		

## Representative: GoGordian (Gordian Servicing)

Registration number	<b>N/A</b>	Email	<b>seraclidou@gordianservicing.com</b>
License number	<b>N/A</b>	Legal name	<b>GoGordian (Gordian Servicing)</b>
Phone: <b>+35780004321, +35722812065</b>			

## Price change history

€680 000 on Jul 19, 2023  
 €600 000 on Feb 20, 2025













