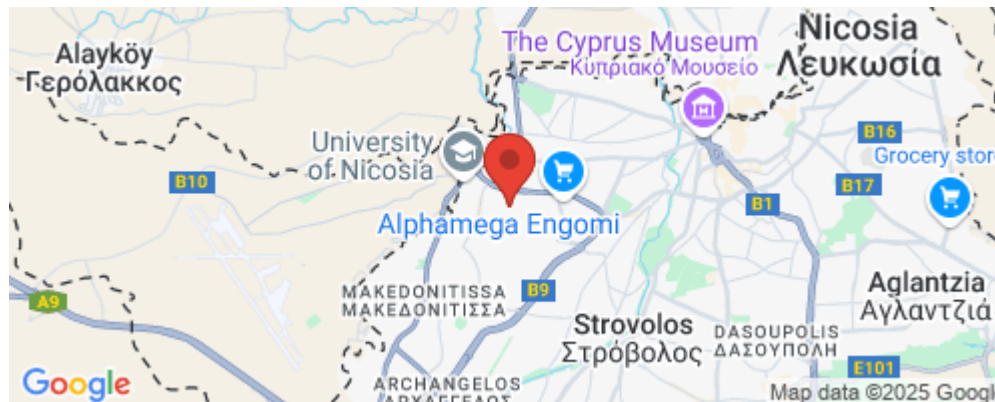


## 4 Bedroom House for Sale in Engomi, Nicosia District

The house offers a spacious and bright living room with an impressive fireplace, combined with a large dining room and a fully equipped independent kitchen, which has cabinets made of excellent quality solid wood. Upstairs, there are four spacious bedrooms, all designed with attention to detail to offer comfort and convenience.



The property is within walking distance of popular destinations such as Nicosia Bowling and McDonalds. In addition, it provides easy access to a plethora of services and amenities including schools, bakeries, supermarkets, restaurants and more. Title to the property is available.

For more details on the property, please feel free to contact us.

### Property Info

Covered Area	<b>300</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>B</b>
Air Conditioning	<b>Partial, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>1-558</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Engomi  
**Coordinates:** **35.161985714455 / 33.322691917419**

Region: **Nicosia**

## Price: €690 000 + VAT

VAT for this property is **€82,800** or **€131,100**. 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	<b>~€24 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 300.00/m<sup>2</sup></b>		

## Representative: Casa Mare

Registration number	<b>849</b>	Email	<b>info@casamare.cy</b>
License number	<b>169/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35799614265, +35722496830, +35796494288</b>			

## Price change history

€690 000 on May 16, 2024



